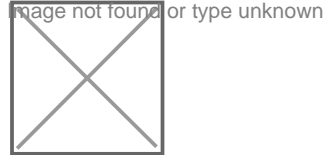


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

BARBER/BEAUTY,PROFESSIONAL SERVICE FOR SALE

Businesses and Franchises for Sale > Business for Sale




Location
Strathmore, Alberta



Listing ID:
30203


MLS ID:
A2211093

\$399,000



 **KHALEEL BHATTI**
 (403) 918-2246

 Premiere Realty Direct
 403-918-2246

 119 2 Avenue Avenue SE, Strathmore , Alberta T1P 1K2

Transaction Type For Sale	Days On Market 76	Business Name ELEGANT SPA & THERAPY
Business Type Barber/Beauty,Professional Service	Zoning CB	Subdivision Downtown_Strathmore
Nearest Town Strathmore	Building Type Retail	Year Built 1950
Structure Type Mixed Use	Property Type Commercial	Property Sub Type Mixed Use
Legal Plan 4810N	Building Area (Sq. Ft.) 1750.00	Building Area (Sq. M.) 162.58
Lot Size (Sq. Ft.) 3003	Lot Size (Acres) 0.07	Footprint (Sq. Ft.) 1970
Parking 2	Electric Single Phase	Access to Property Front and Rear Drive access,Major Shopping Center,Paved Lane
Inclusions LASER, PAINTINGS, AND SOME ITEMS AS PER LIST	Restrictions None Known	Reports Call Lister

Here is a great opportunity to have a business with property, building and all the setup in Downtown Strathmore. Strathmore is only twenty minutes from Chestermere, and 40 Minutes to Calgary, With 1750 sq ft of Air Conditioned usable space containing 4 separate rooms at the back, each room is used for a separate spa and saloon services, Massage, facial, hairstyling, pedicure and ethnic clothing, You may rent each room or run a full fledge salon spa and massage centre for the community, it provides countless options in this well maintained building location. This property has so much potential, it offers 2 bathrooms & a kitchen area as well. There is potential for basement development, or use it for awesome storage area. Currently used as salon and esthetics spa it is a great location in comfortable surroundings. There is a month to month sublease in place for fancy clothing, making good income for the owner. A great chance to be located in nostalgic Downtown Strathmore.

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