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## **RESTAURANT FOR LEASE**

Commercial Real Estate > Commercial Property for Lease

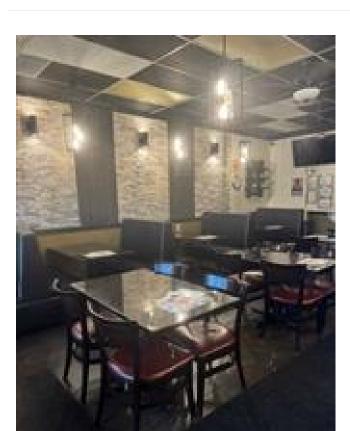


**Location**Calgary, Alberta

Listing ID: 31180

MLS ID: A2235927

\$330,000



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□ CIR Realty

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104, 3400 14 Street NW, Calgary , Alberta T2K 1H9

Transaction Type

For Lease

**Days On Market** 

Lease Amount

4928.00

**Lease Frequency** 

Monthly

Subdivision

Rosemont

Building Type
Mixed Use, Retail

Year Built

1981

**Structure Type** 

Retail

60

Property Type
Commercial

Property Sub Type Building Area (Sq. Ft.)

1308.00

Building Area (Sq. M.)

121.52

Inclusions
Equipment List

Retail

Restrictions

None Known

Reports None

Exceptional Opportunity – Profitable Korean Restaurant in Prime Location Rare opportunity to acquire a well-established Korean restaurant with consistent annual sales in the \$800,000s. Situated in a high-traffic area, this 1,308 sq. ft. FULLY equipped space offers seating for 35–40 guests and features a modern, welcoming interior. Rent is \$4,928.70/month including ALL UTILITIES, with a long-term lease secured until February 2033, providing excellent value and long-term stability. The business operates with optimized hours for lunch and dinner, including extended weekend service. This turnkey opportunity features strong cash flow, a loyal customer base, and an excellent reputation—ideal for both hands-on owner-operators and investors. If the new owner wishes to continue using the EXISTING MENU, the current owner is willing to provide FULL SUPPORT, including complete handover of RECIPES, ingredient sourcing, and purchasing methods. Upon landlord approval, the concept can be changed to any other type of restaurant, offering flexibility for new ownership.

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