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AUTO SERVICE FOR LEASE

Commercial Real Estate > Commercial Property for Lease




Location
Calgary, Alberta



Listing ID:
31192


MLS ID:
A2198214

\$79,800



 **JIM LEE**
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 22a, 416 Meridian Road SE, Calgary , Alberta T2A 1X2

Transaction Type For Lease	Days On Market 188	Lease Amount 5075.00
Lease Frequency Monthly	Subdivision Meridian	Building Type See Remarks
Year Built 1977	Structure Type Industrial	Property Type Commercial
Property Sub Type Business	Building Area (Sq. Ft.) 2503.00	Building Area (Sq. M.) 232.53
Inclusions seller to provide equipment list	Restrictions Call Lister,Landlord Approval	Reports Formal Lease

Turnkey detailing business (13 years) with mechanic set up for sale in SE Calgary with easy access from Barlow Trail, minutes away from Memorial Trail and Deerfoot Trail. Full air makeup system, 12,000lbs Hoist, tire machine, balancer and compressor system. Newer (1 year old) heated pressure washer with detailing station, chemicals and washer/dryer for convenience . Commercial bay with front reception, main office, second office, full kitchen/staff room, extra storage room, handicap bathroom and staff bathroom at rear workspace. Extra storage with mezzanine that offers extra storage for tires, car parts and other items. Reasonable rent for this size of bay at \$5,075/month including operating costs, lease has over 3.5 years left and one option to renew (5) years. Good amount of parking with 3 at the front of the business, 2 at the side and 4 at the rear for patrons and overflow parking. Build on the existing customer base and bring your own existing customers to be your own boss.

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