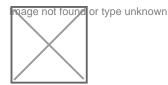


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

RETAIL FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationCalgary, Alberta

Listing ID:

31303

MLS ID: A2238986

\$129,000



 $\stackrel{\circ}{=}$ ED KWAN

(403) 397-6667

First Place Realty

403-547-8401

🖒 Calgary , Alberta

Transaction Type

For Lease

Days On Market

63

Lease Amount

34.00

Lease Frequency

Annually

Building Type
Shopping Centre

Year Built 2003

Structure Type

Retail

Property Type Commercial **Property Sub Type**

Business

Building Area (Sq. Ft.)

5210.00

Building Area (Sq. M.)

484.02

Reports

Inclusions

business equipment and racks

Restrictions

None Known

Financial Statements, Floor Plans

Franchise Dollar store in SW Calgary shopping mall. Sale in the \$500k-\$600k level, consistently in the last 3 years. EBITA in the \$120k-\$130k region. Currently family operated. Royalty 4% of gross sale. Seller retires. 9 years in business, lease till 2029. \$34/sf rent on 5200sf retail space. Plenty of free parking. Merchant has the flexibility in selecting inventory, suitable for business minded investors.

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