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456 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta



Listing ID:
31882


MLS ID:
A2252522

\$629,000



 **JIAN HUI OUYANG**
 (587) 664-3031

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 403-245-0773

 456 Street , Calgary , Alberta T3H 0C7

Transaction Type For Lease	Days On Market 5	Lease Amount 4500.00
Lease Frequency Monthly	Zoning CR	Subdivision West Springs
Year Built 1955	Structure Type Mixed Use	Property Type Commercial
Property Sub Type Business	Legal Plan 0911481	Building Area (Sq. Ft.) 40.15
Building Area (Sq. M.) 3.73	Lot Size (Sq. Ft.) 138085	Lot Size (Acres) 3.17
Inclusions The equipment list	Restrictions None Known	Reports None

2 Turnkey Fresh Sandwich and Wraps Franchise Opportunity in South Calgary An excellent opportunity to own one of the recognized and profitable franchise brands in a prime, high-traffic location in South West Calgary. This turnkey business includes a well-established multinational fast-food franchise specializing in sandwiches and wraps—widely recognized as the fastest-growing franchise in the world. It is known for its quality, convenience, and loyal customer base. Situated in a vibrant retail and residential area, the location offers excellent visibility and strong foot traffic, supported by anchor tenants and key nearby amenities. With a rapidly growing neighborhood featuring new residential developments, this business is perfectly positioned for continued success and expansion. This franchise resale is ideal for an owner-operator or investor looking to step into a proven, high-traffic business with powerhouse brands and major growth potential in a booming Calgary neighborhood

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