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## FITNESS FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Calgary, Alberta



**Listing ID:**  
32016


**MLS ID:**  
A2255170

**\$1,400,000**



 **RAMESH VERMA**  
 (403) 547-4102

 Real Estate Professionals Inc.  
 403-547-4102

 Calgary , Alberta

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 207	<b>Lease Amount</b> 25000.00
<b>Lease Frequency</b> Monthly	<b>Year Built</b> 2023	<b>Structure Type</b> Retail
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Business	<b>Building Area (Sq. Ft.)</b> 5000.00
<b>Building Area (Sq. M.)</b> 464.51	<b>Inclusions</b> Asset List to be provided before closing	<b>Restrictions</b> None Known
<b>Reports</b> None		

An exciting and rare opportunity to acquire a well-established and highly profitable gym business in NW Calgary. The monthly rent includes operating costs, providing stable and predictable expenses. With gross sales exceeding \$1,000,000 and net income over \$500,000, this business offers exceptional returns. Situated in a prime, high-traffic location, it is fully turnkey with simple operations, making it an excellent opportunity for both experienced operators and new investors. Please do not approach staff or visit the premises without a scheduled appointment.

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