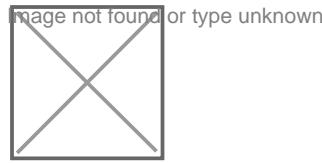


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RARE OPPORTUNITY TO ACQUIRE A WELL-ESTABLISHED ASIAN RESTAURANT FRANCHISE OPERATING IN SPRUCE GROVE...

Commercial Real Estate > Commercial Property for Lease



Location
Edmonton, Alberta

Listing ID:
33239

MLS ID:
A2274955

\$310,000



 **JAZZ GOGIA**
 (780) 224-7565

 eXp Realty
 403-262-7653

 Edmonton, Alberta

Transaction Type	Days On Market	Lease Amount
For Lease	25	5000.00
Lease Frequency	Year Built	Structure Type
Monthly	2005	Retail
Property Type	Property Sub Type	Building Area (Sq. Ft.)
Commercial	Retail	1200.00
Building Area (Sq. M.)	Inclusions	Restrictions
111.48	All equipment included.	None Known
Reports		
Call Lister		

Rare opportunity to acquire a well-established Asian restaurant franchise operating in Spruce Grove since 2006. The current owners have successfully operated the business since 2014, maintaining a loyal customer base and strong community presence. This ±1,200 SF turnkey restaurant features a functional dining area, efficient layout, and a fully equipped commercial kitchen. The space has been recently renovated and outfitted with all new equipment, offering a modern and reliable setup for seamless continued operations. The lease is attractively priced at \$5,000 (all-in) + utilities, and an option to renew. Located in a busy commercial area with excellent visibility, ample parking, and steady foot and vehicle traffic, this business is perfect for owner-operators or investors seeking a proven franchise with established brand recognition. A fantastic opportunity to step into a refreshed, long-standing business in one of Spruce Grove's thriving commercial areas.

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