

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.

## RESTAURANT FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Sylvan Lake, Alberta

**Listing ID:**  
33703

**MLS ID:**  
A2280989

**\$250,000**



 **SAM KIM**  
 (403) 247-7770

 **CIR Realty**  
 403-247-7770

 **Sylvan Lake , Alberta**

<b>Transaction Type</b>	<b>Days On Market</b>	<b>Lease Amount</b>
For Lease	24	3690.00
<b>Lease Frequency</b>	<b>Building Type</b>	<b>Year Built</b>
Monthly	Commercial Mix,Low Rise (2-4 stories),Mixed Use,Retail	2015
<b>Structure Type</b>	<b>Property Type</b>	<b>Property Sub Type</b>
Retail	Commercial	Retail
<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>	<b>Inclusions</b>
2009.00	186.64	N/A
<b>Restrictions</b>	<b>Reports</b>	
None Known	None	

Exceptional opportunity to acquire a well-established and high-performing business with annual sales exceeding \$470,000. This turnkey operation offers outstanding value for an owner-operator or investor seeking immediate cash flow. The business occupies a 2,009 sq. ft. space with very attractive total monthly rent of only \$3,691, including waste removal (utilities extra). A secure lease is in place until April 2028, with an additional 5-year renewal option, ensuring long-term operational stability. Open 6 days a week, operating from 11:00 AM to 8:00 PM, the business is efficiently run with a reliable part-time staff structure, allowing for flexible scheduling and manageable payroll. Strong existing sales, established customer base, and streamlined operations make this a rare opportunity at this price point. Ideal for an owner-operator looking to maximize profitability or an investor seeking a proven business with room to further grow revenues. Opportunities like this—with solid numbers, reasonable rent, and long lease security—are rarely available.

**Disclaimer** - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.