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5509 46 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Olds, Alberta



Listing ID:
33743


MLS ID:
A2281664

\$1,650,000



 **VIRAL BAGADIA**
 (403) 291-4440

 CIR Realty
 403-291-4440

 5509 46 Street , Olds , Alberta T4H 1H5

Transaction Type For Lease	Days On Market 2	Zoning -
Subdivision NONE	Year Built 2018	Structure Type Retail
Property Type Commercial	Property Sub Type Business	Legal Plan -
Building Area (Sq. Ft.) 4922.00	Building Area (Sq. M.) 457.26	Inclusions NA
Restrictions Call Lister	Reports Call Lister	

Own a profitable, well established franchise and turn-key Steakhouse in the heart of Olds! This well-established and high-performing restaurant offers steady cash flow, strong local loyalty, and a prime central location. With an impressive 150-seat dine-in capacity plus a 40-seat patio, this business is built to handle high volume and year-round traffic. Fully equipped with upgraded kitchen systems, the operation is ready for a smooth, immediate takeover with no major investment needed. Proven systems, reliable staff, and an attractive long-term lease provide stability and confidence for any new owner. Whether you're an experienced operator or an investor seeking a strong, consistent performer, this steakhouse offers reliable returns and excellent growth potential through extended hours, catering, and expanded marketing. Provided Rate shows base rent of lease price. A rare opportunity to acquire a thriving, respected, and truly turn-key operation—ready for continued success from day one.

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