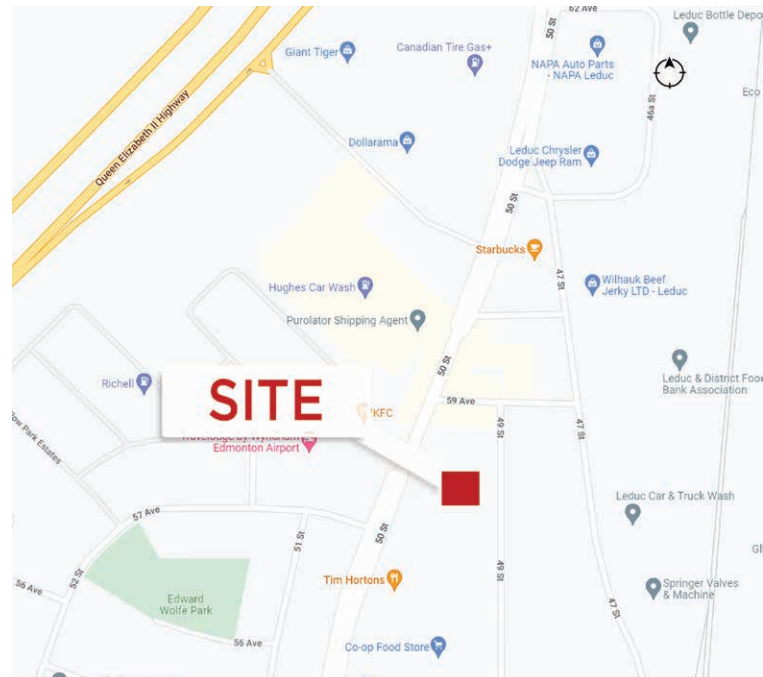




WELL ESTABLISHED TURNKEY BUSINESS

Property Highlights

- Great location along Leduc's main business artery
- Excellent long term lease in place
- 1,200 SF plus patio
- Strong consistent sales over several years
- Turnkey fully fixtured franchise business
- Can be sold as an asset purchase to change brand/concept
- Sale Price: \$139,000.00



Marino Padoan

Senior Associate

780 917 8340

marino.padoan@cwedm.com

Cushman & Wakefield Edmonton is independently owned and operated / A Member of the Cushman & Wakefield Alliance. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question. October 12, 2022

CUSHMAN & WAKEFIELD

Edmonton

Suite 2700, TD Tower

10088 - 102 Avenue

Edmonton, AB T5J 2Z1

www.cwedm.com

Marino Padoan
Senior Associate
780 917 8340
marino.padoan@cwedm.com

