

# \$289,000 - 625 11 Avenue Sw, Calgary

MLS® #A2188461

**\$289,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Beltline, Calgary, Alberta

Beautiful and modern burger restaurant and shakes in Beltline. 2,142 sq ft space ( 1,373 sq ft main floor and 769 sq ft basement for storage ). Low monthly rent \$5,301 ( included op. cost, all utilities and GST). Currently operating as a burger restaurant and shakes, but you can change the food concept for anything you wish (no need Landlord's approval). Fully equipped and operational ready to take over. Seating capacity inside for 40 people, front patio. Financial books available after NDA signed.

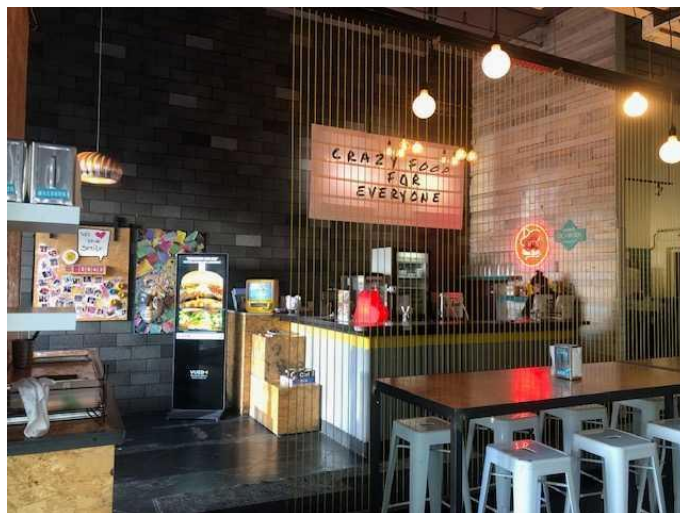
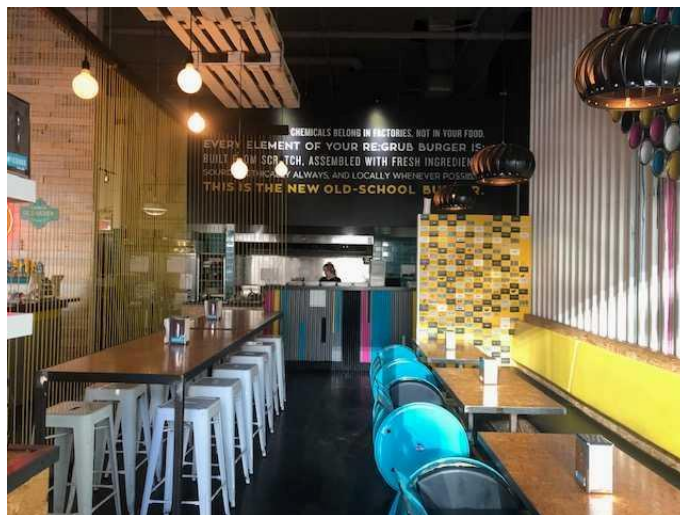
Built in 2016

## Essential Information

MLS® #	A2188461
Price	\$289,000
Bathrooms	0.00
Acres	0.00
Year Built	2016
Type	Commercial
Sub-Type	Business
Status	Active

## Community Information

Address	625 11 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta



Postal Code           T2R0E1

### **Additional Information**

Date Listed           January 21st, 2025

Days on Market      173

### **Listing Details**

Listing Office         Diamond Realty & Associates LTD.

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