

# \$135,000 - 70c 8 Street Nw, Medicine Hat

MLS® #A2210407

**\$135,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Northwest Crescent Heights, Medicine Hat,  
Alberta

Turn-Key Food Service Business Assets  
Available for Sale!

Located in a prime, affordable lease space within a bustling strip mall, this opportunity offers rear loading access and exceptional visibility. No detail was overlooked in the creation of this modern rustic restaurant, featuring a fully equipped kitchen with a fire suppression system.

This sale includes all equipment, smallwares, and high-quality improvements, along with the transfer of a favorable gross lease. Situated in a popular retail hub within a thriving residential neighborhood, the location benefits from excellent foot and vehicle traffic, ensuring strong exposure for your business.

Don't miss the chance to take over this thriving local establishment and make it your own. Call today to discuss your business goals and schedule a tour of the space!

Built in 1961

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2210407   |
| Price      | \$135,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1961       |
| Type       | Commercial |



|          |          |
|----------|----------|
| Sub-Type | Business |
| Status   | Active   |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 70c 8 Street Nw            |
| Subdivision | Northwest Crescent Heights |
| City        | Medicine Hat               |
| County      | Medicine Hat               |
| Province    | Alberta                    |
| Postal Code | T1A6P1                     |

### Amenities

|                |    |
|----------------|----|
| Parking Spaces | 10 |
|----------------|----|

### Exterior

|                 |                     |
|-----------------|---------------------|
| Lot Description | Near Public Transit |
|-----------------|---------------------|

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 7th, 2025 |
| Days on Market | 171             |
| Zoning         | C-N             |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR REALTY |
|----------------|------------|

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