

\$149,999 - 123 Mediterranean Avenue Se, Calgary

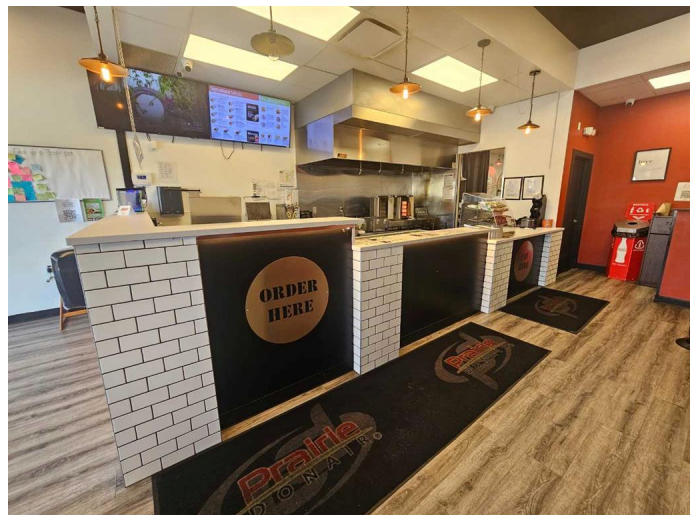
MLS® #A2247033

\$149,999

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

McKenzie Towne, Calgary, Alberta

Excellent opportunity to own a well-established Prairie Donair shop in a high-traffic location within Calgary's vibrant southeast community. This 994 sq. ft. business features a modern, well-maintained interior offering both dine-in and take-out services. Ideally situated in a busy retail centre with strong anchor tenants and ample on-site parking, the shop benefits from excellent visibility and steady customer traffic. The business boasts consistent sales, a loyal customer base, and a prime location with exposure from major roadways making it an attractive option for investors or owner-operators. The monthly rent is \$4,606 (including operating costs and property taxes), with utilities estimated at approximately \$500/month (covering internet, phone, gas, electricity, and alarm system). Franchise terms include a 5% royalty and 1% marketing fee, with a one-time \$3,000 transfer fee payable by the buyer. A full list of included equipment with fair market values will be provided, along with details of any excluded items. Don't miss this chance to acquire a profitable and reputable food service business in a thriving retail location. ****THIS IS BUSINESS ASSETS SALE ONLY , PROPERTY IS NOT INCLUDED!****



Essential Information

MLS® #	A2247033
Price	\$149,999

Bathrooms	0.00
Acres	0.00
Type	Commercial
Sub-Type	Business
Status	Active

Community Information

Address	123 Mediterranean Avenue Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2L4

Additional Information

Date Listed	August 8th, 2025
Days on Market	4

Listing Details

Listing Office	First Place Realty
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