

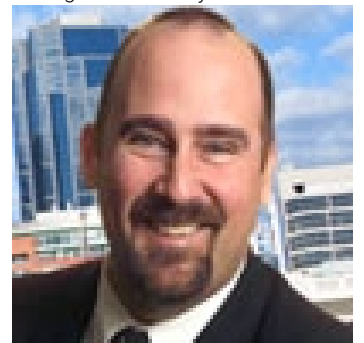


63 Savanna Boulevard Calgary Alberta

\$869,000

Retail Condo for Sale in Savanna, NE Calgary Prime Investment Opportunity with Established Tenant - Mirchi Cafe. Seize this exceptional investment opportunity in the thriving community of Savanna, NE Calgary. This retail condo, tenanted by the popular Mirchi Cafe, offers a secure and lucrative investment with a 10-year triple net lease in place. Property Highlights: Location: Located in the vibrant and rapidly growing community of Savanna, NE Calgary. Tenant: Mirchi Cafe - a well-established and popular dining destination. Lease: 10-year triple net lease providing stable and predictable income. Financials: Triple net lease ensures minimal landlord expenses, maximizing your return on investment. Key Features: High Visibility: Positioned in a high-traffic area, ensuring continuous customer flow. Modern Build: Contemporary design and construction, attracting high-quality tenants. Strong Community: Situated in a diverse and dynamic neighborhood with a robust local economy. Ample Parking: Convenient and plentiful parking for customers. This retail condo is perfect for investors seeking a hands-off investment with a reliable tenant and a long-term lease in place. Don't miss out on this prime opportunity in one of Calgary's most sought-after communities. (id:6769)

Listing Presented By:



Originally Listed by:
eXp Realty

<https://theniazigroup.com/>

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW, Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca