



## Edmonton Alberta

\$449,900

INVESTORS! Excellent Triple Net ( NNN ) investment offered at over a 6.5% cap rate! With a fresh long term lease, this is a very attractive addition to any investors portfolio whether you're a veteran or looking to get into your first property. As a NNN lease, it's as close to set it and forget it as you can get in real estate. Currently operating as a 35 person Cocktail bar and Resturant (plus 12 for patio) it has a great culture with a loyal client base with great google reviews and thriving social media platforms. This will not stick around long! (id:6769)

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

**RE/MAX ELITE**

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