

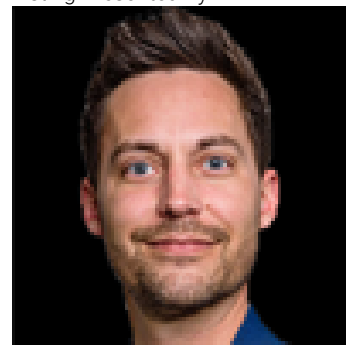


Edmonton Alberta

\$2,300,000

Fully built-out Korean BBQ restaurant opportunity with real estate included in South Edmonton. Positioned just off Parsons Road and Ellerslie Road in a high-exposure commercial corridor with over 36,000 vehicles per day, with volumes that hold steady throughout the day rather than spiking at rush hour. The 2,600+ sq. ft. space offers approximately 80 seats and the specialized infrastructure that typically takes 12 to 18 months and significant capital to replicate. Features include tabletop BBQ stations, dedicated exhaust and ventilation, a fully equipped commercial kitchen, finished dining room, complete front-of-house, and all chattels included in the sale. The operation will require a rebrand, which is where an experienced operator gains the edge: a fully improved space at a fraction of buildout cost, without the permitting timeline or construction risk of starting fresh. Real estate ownership is included in the sale, giving the buyer control over occupancy cost and ownership of the underlying asset rather than a leasehold interest. (id:6769)

Listing Presented By:



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Century 21 Bravo Realty

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