

# \$98,000 - 17 Ave Restaurant, Calgary

MLS® #A2218527

**\$98,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Beltline, Calgary, Alberta

The landlord is open to negotiating a new lease and is known for being supportive and easy to work with. This 2,000 sq ft Japanese restaurant offers 40 indoor seats and 20 patio seats, ideally situated at the high-traffic intersection of 14 Street and 17 Avenue SW. With over 22,000 average weekday vehicle traffic (2023), the location provides excellent visibility and exposure.

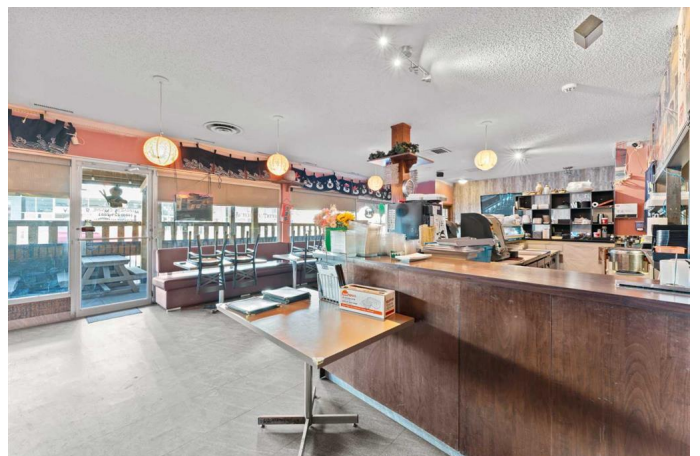
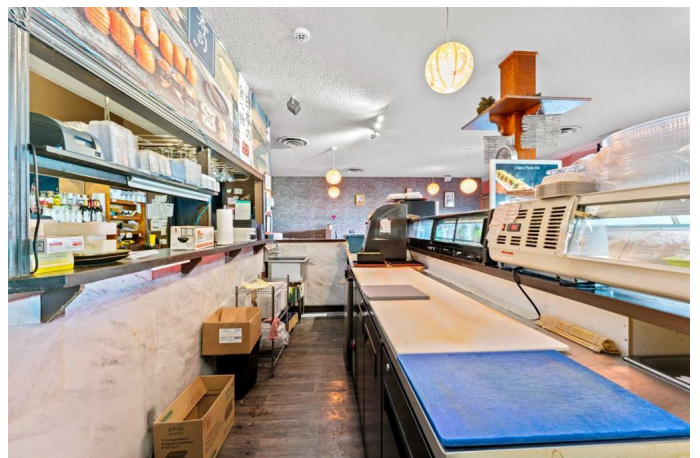
Surrounded by major franchises like McDonaldâ€™s and other well-established businesses, the area benefits from strong foot traffic and consistent local demand. The restaurant is fully equipped with a 12 ft commercial canopy and a walk-in cooler. In addition to dine-in service, it also sees a high volume of takeout orders, making it a versatile and profitable operation.

This is a well-priced asset sale in one of Calgaryâ€™s most vibrant and sought-after dining corridors. A Non-Disclosure Agreement (NDA) is required for further details. Showings are by appointment onlyâ€”please do not approach staff directly.

Donâ€™t miss this rare opportunity to own a popular, turn-key restaurant in the heart of the city.

Built in 1971

## Essential Information



MLS® #	A2218527
Price	\$98,000
Bathrooms	0.00
Acres	0.00
Year Built	1971
Type	Commercial
Sub-Type	Retail
Status	Active

### Community Information

Address	17 Ave Restaurant
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 1E2

### Additional Information

Date Listed	May 6th, 2025
Days on Market	2

### Listing Details

Listing Office	Greater Property Group
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