

# ASSET SALE

1,519 Sq. Ft. (+/-)

**LIZOTTE**  
AND ASSOCIATES REAL ESTATE INC



## KITCHEN By Brad

Purchase Price | **\$149,000.00**

**#101, 10130 - 105 Street, Edmonton, AB**

## FULLY FIXTURED RESTAURANT/ ASSET SALE - DOWNTOWN

### Property Highlights

- Centrally located Downtown Edmonton
- Negotiation of a brand new lease with a long-term tenant possible
- Across the street from a major hotel, specializing in conferences, banquets and special events
- Awesome opportunity for a start-up restaurant, culinary arts school, craft cocktail bar, private cooking instruction, professional chef services
- Surrounded by multiple high-rise residential dwellings, as well as business towers and minutes from the financial district
- Minutes from Rogers Place, 104 Street



780.488.0888



[www.lizotterealestate.com](http://www.lizotterealestate.com)



#1200, 10117 Jasper Avenue  
Edmonton, AB T5J 1W8



No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing condition, imposed by our principals.

# ASSET SALE

FULLY FIXTURED RESTAURANT DOWNTOWN

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## ASSET HIGHLIGHTS

- 6 Stainless steel prep tables (various sizes)
- 1 Garland flattop stock burner
- 1 Rationale 61 oven
- 2 Induction burners
- 1 - 6x6 walk-in cooler
- 1 - 42inch Upright turbo cool fridge
- 2 Residential upright freezers
- 2 Frigidaire glass coolers
- 2 Kitchen Aide ovens
- 1 Kitchen Aide 36 induction burner
- 2 Compartment stainless steel sink

## All Furnishings and Small Wares Included\*\*

- 12 Bar stools
- 12 Boardroom chairs
- 1 - 9 foot-long boardroom table
- \*\*Some restrictions



## Contact

### David J. Olson

Senior Associate

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### Justin Sorensen

Associate

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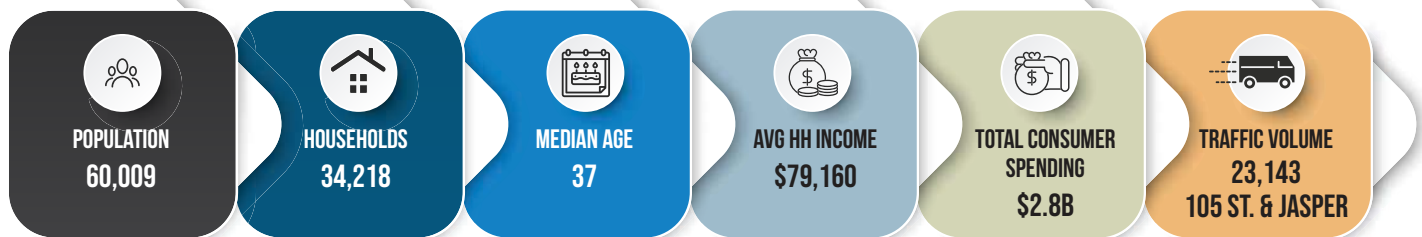
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## Demographics within 2KM



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## Property Information

**Municipal Address:** 101, 10130 - 105 Street, Edmonton, AB

**Legal Address:** Lot 192, Block 5, Plan B2  
Lot 191, Block 5, Plan B2

**Size:** 1,519 Sq.Ft. (+/-)

**Zoning:** UW (Urban Warehouse)

**Parking:** Surface Parking

**Possession:** Immediate/Negotiable

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**Purchase Price:** **\$149,000.00**

**Lease Rate:** Contact Associate

## Contact

**David J. Olson**

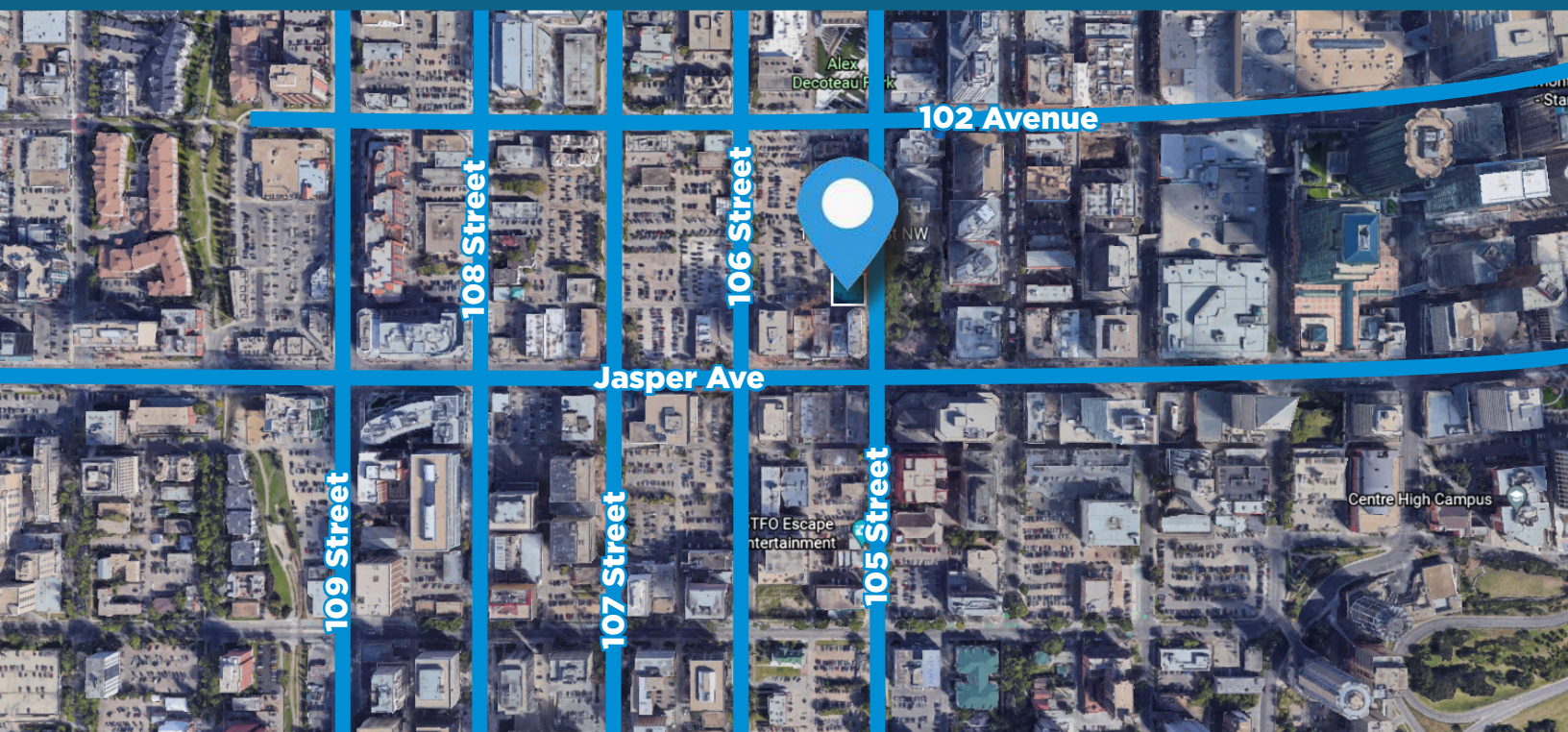
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