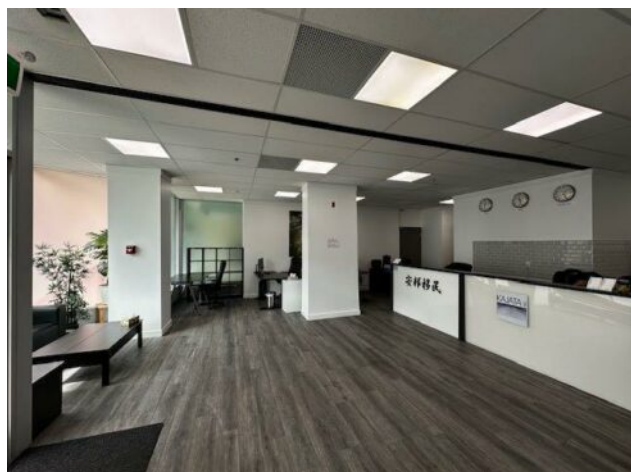


**128 2 Avenue SE
Calgary, Alberta****MLS # A2217497****\$679,000****Division:** Chinatown**Type:** Retail**Bus. Type:** -**Sale/Lease:** For Sale**Bldg. Name:** -**Bus. Name:** -**Size:** 1,575 sq.ft.**Zoning:** DC**Heating:** -**Addl. Cost:** -**Floors:** -**Based on Year:** -**Roof:** -**Utilities:** -**Exterior:** -**Parking:** -**Water:** -**Lot Size:** -**Sewer:** -**Lot Feat:** -**Inclusions:** None

Prime Retail Condo for Sale in Calgary's Chinatown. Located in the well-established and high-traffic Chinatown Commercial Shopping Mall, this 1,575 sq.ft. retail condo offers exceptional visibility and foot traffic. Positioned near transit, Harry Hays Building, multiple +15 connections, and a local senior high school, the area attracts steady daily visitors including students, office workers, and commuters. Previously operated as a popular car-themed donut cafe, serving beverages, the space is ideal for a wide range of retail or food concepts. A great opportunity for both owner-users and investors seeking stable passive income in a central, sought-after location.