

**2763 Sunridge Way NE  
Calgary, Alberta**

**MLS # A2275566**



**\$149,900**

**Division:** Sunridge

**Type:** Business

**Bus. Type:** Barber/Beauty,Health Services

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,248 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Established spa business for sale in a prime location, operating successfully for over 18 years. The space was recently renovated and offers approximately 1,248 sq. ft. with affordable rent of around \$4,600 per month. The business provides a full range of services including manicures, pedicures, massage, and medical aesthetics. It features three well-appointed massage rooms, with the potential to add an additional room. Surrounded by numerous hotels, the spa benefits from steady traffic and a stable, loyal clientele, making it an excellent opportunity for an owner-operator or investor.