

\$110,000 - #110, 129 Leva Avenue, Rural Red Deer County

MLS® #A2254590

\$110,000

0 Bedroom, 0.00 Bathroom, 1,492 sqft
Business on 0.00 Acres

Gasoline Alley, Rural Red Deer County,
Alberta

An exceptional opportunity to acquire the only bubble tea shop in Alberta with drive-thru service, located in the vibrant Gasoline Alley corridor. Spanning 1,492 sq. ft., this fully built-out space is designed for seamless dine-in and drive-thru operations, surrounded by a strong mix of national and local businesses that generate steady traffic to the area. The lease is secured until May 2028 with an option to renew, offering long-term stability. Current rent is approximately \$6,290 per month with January free, plus an annual rebate from Sunreal Properties, the property management company, ranging between \$2,000 and \$3,000 each March. A low 3% royalty on sales keeps operating costs attractive, and nearly all equipment and fixtures are included in the sale, with the exception of a countertop fridge and small pizza oven belonging to the vendor. This is an assignment of lease and sale of business only—no real property included. With no other drive-thru bubble tea competitors in Alberta, this business is uniquely positioned for growth and continued success, making it an excellent investment for an owner-operator or savvy investor. Please do not approach staff or visit the business without scheduling an appointment. NDA required for further information. (id:6289)



Essential Information

Listing #	A2254590
Price	\$110,000
Bathrooms	0.00
Square Footage	1,492
Acres	0.00
Type	Business

Community Information

Address	#110, 129 Leva Avenue
Subdivision	Gasoline Alley
City	Rural Red Deer County
Province	Alberta
Postal Code	T4E1B9

Listing Details

Listing Office	TREC The Real Estate Company
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