

# \$280,000 - N/A, Calgary

MLS® #A2214305

**\$280,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

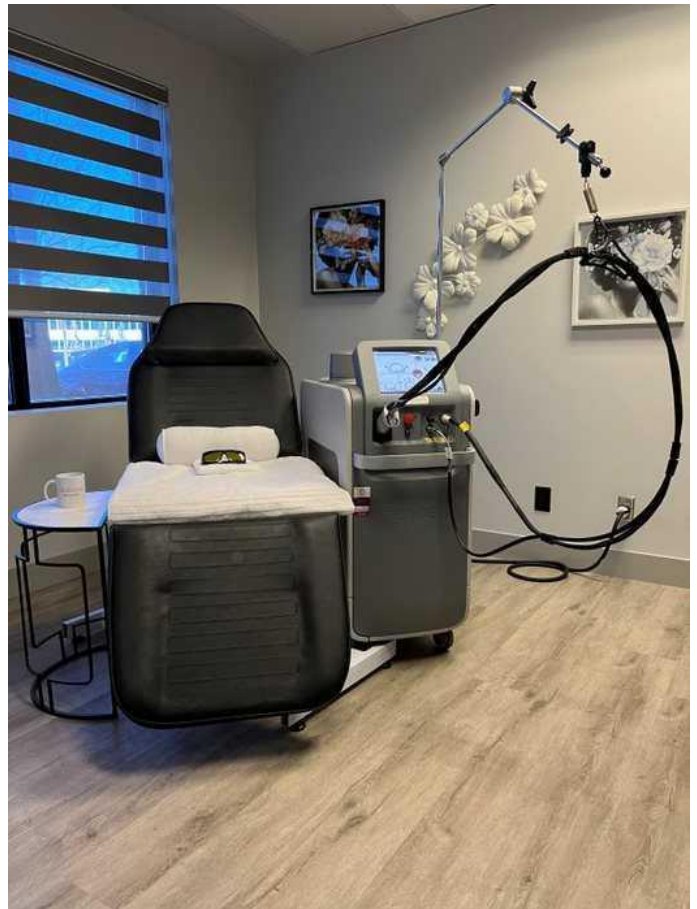
N/A, Calgary, Alberta

Fantastic opportunity to own a well-established and fully operational laser and esthetics clinic in a high-visibility, high-foot-traffic location. Established in 2020, this turnkey business offers a wide range of in-demand services including laser hair removal, Botox, fillers, skin tightening, permanent makeup, skin boosters, pigmentation treatments, facials, hydrofacial, microneedling, chemical peels, dermaplaning, and more. The clinic has built a strong reputation with a loyal client base and operates alongside a permanent makeup artist and a licensed doctor for injectables. A portion of the space (151.5 sq. ft.) is subleased to a barber generating \$2,200/month in rental income. Attractive lease in place at \$4,500/month including operating costs, utilities, and property taxes, with over 5 years remaining. Financials available upon signing an NDA. All equipment, furniture, and fixtures are included. A seamless transition can be supported if required. Excellent opportunity for owner-operators or investors in the growing beauty and wellness sector.

Built in 2001

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2214305  |
| Price     | \$280,000 |
| Bathrooms | 0.00      |
| Acres     | 0.00      |



|            |            |
|------------|------------|
| Year Built | 2001       |
| Type       | Commercial |
| Sub-Type   | Business   |
| Status     | Active     |

### Community Information

|             |         |
|-------------|---------|
| Address     | N/A     |
| Subdivision | N/A     |
| City        | Calgary |
| County      | Calgary |
| Province    | Alberta |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 29th, 2025 |
| Days on Market | 12               |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Greater Property Group |
|----------------|------------------------|

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