

# \$79,900 - 43 Sunmills Drive Sw, Calgary

MLS® #A2193711

**\$79,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

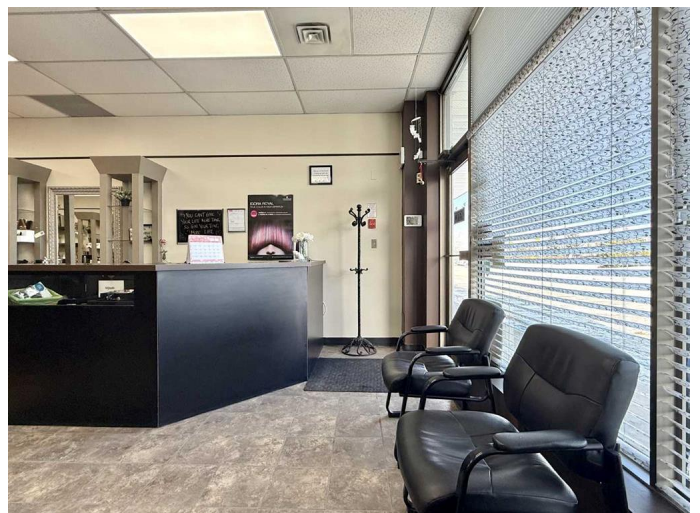
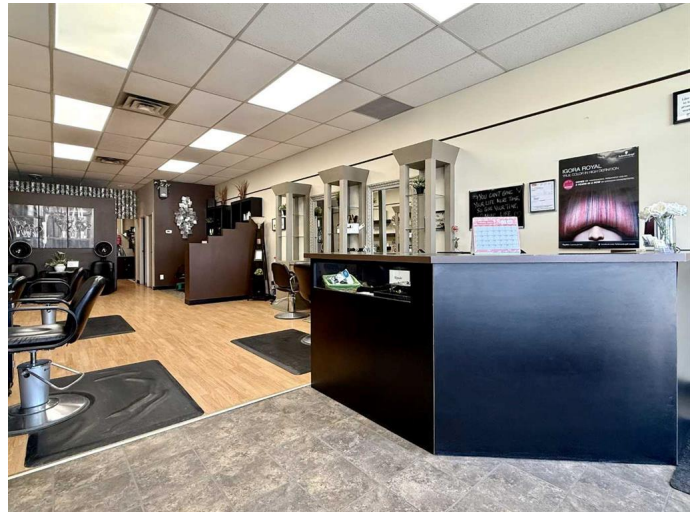
Sundance, Calgary, Alberta

Seize this rare opportunity to take over a beautiful salon in the vibrant lake community of Sundance. This long-standing hair salon with 35 years of successful operation under the same ownership has been serving long term clientele over a few decades, but now it's time for retirement. An incredible opportunity for a new owner to take over this well-established business! Perfectly positioned in a busy strip mall with a huge parking lot surrounded by residential area with parks, schools, and a large condominium complex. Neighbor businesses include Husky gas station, restaurants, wine shop, professional offices, and other popular shops, all contributing to strong foot traffic! 929sqft of beautifully designed salon featuring extensive recent renovations including LED lighting, solid laminate flooring, and modern finishes with huge windows, 5 styling chairs, a back room, staff lunchroom and washroom! Don't miss this golden opportunity! Listed much less than a replacement cost! Steady growth in revenue, but room to grow! Turnkey Opportunity! Serious inquiries only. Please do not visit without a prior appointment!

Built in 1986

## Essential Information

MLS® #	A2193711
Price	\$79,900



Bathrooms	0.00
Acres	0.00
Year Built	1986
Type	Commercial
Sub-Type	Retail
Status	Active

### Community Information

Address	43 Sunmills Drive Sw
Subdivision	Sundance
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1K4

### Additional Information

Date Listed	February 10th, 2025
Days on Market	76

### Listing Details

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.