



BUSINESS FOR SALE

Offering Franchise
Continuity or
Independent Ownership



ESTABLISHED SOUTH CALGARY PET RETAIL BUSINESS | South Calgary, AB

Davin Rowe Director | Business Brokerage
587.896.1142 | drowe@cdnglobal.com

Mahmud Rahman President | Retail Division
403.681.8830 | mrahman@cdnglobal.com

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BUSINESS SUMMARY



BUSINESS OVERVIEW

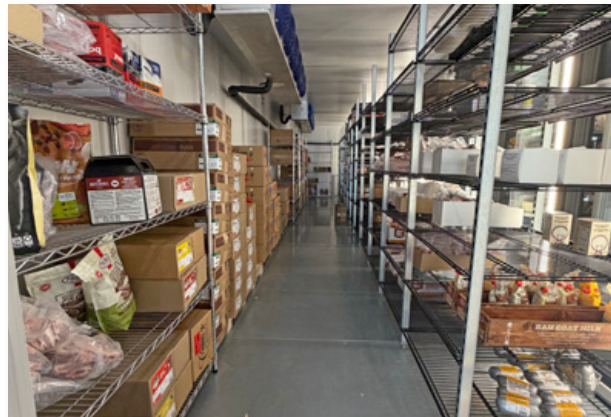
Size	2,755 SF
Asking Price	\$115,000
Lease Term	Expires June 1, 2030
Rent	\$13,945 (Sublease \$2,900)
Option to Renew	2 x 5 year
Parking	Ample Scramble
Financing	Owner Financing Available
Number of Employees	2
Hours of Operation	Monday-Saturday: 10:00am – 6:00pm Sunday: 11:00am – 5:00pm

BUSINESS FEATURES

- Full business and franchise opportunity available, with flexibility to operate independently if desired.
- Turnkey operation including fixturing, POS/computer systems, goodwill, and brand equity.
- Large 50-foot walk-in refrigerated display case included; inventory available at additional cost.
- Ideal for an owner-operator or an established pet retailer seeking expansion.
- Located in Legacy, one of Calgary's most desirable and fastest-growing master-planned communities.
- Established customer base serving a strong demographic of families and pet owners.
- Benefit from proximity to major retail, grocery, fitness, dining, and professional services.
- Opportunity to continue under the current franchise system or rebrand and operate independently.
- Immediate revenue-generating opportunity with all major business infrastructure in place.



INTERIOR FEATURES // Photo Gallery





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5740 2 Street SW, Suite 102, Calgary, AB T2H 1Y6 www.cdnglobal.com

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