

**\$269,000 - N/A, Edmonton**

MLS® #E4446460

**\$269,000**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

Garneau, Edmonton, AB

This beloved restaurant is perfectly situated on Whyte AVE in UofA area, surrounded by bustling shops, cafes, nightlife, drawing a consistent flow of locals and tourists year-round. Subject space 2840 sqft â€¢ Prime Location: High visibility storefront with steady foot traffic day and night â€¢ Fully Equipped: Comes with all commercial kitchen equipment, fixtures, and furnishingsâ€” ready to operate from day one â€¢ Strong Brand & Loyal Customer Base â€¢ Turnkey Operation: Ideal for owner-operators or investors. Minimal transition time needed â€¢ Ample Space: Comfortable seating capacity with dine-in, takeout, and delivery options already in place â€¢ Growth Potential: Expand menu offerings, add catering services, or enhance digital marketing to grow revenue â€¢ Whether you're a seasoned restaurateur or a passionate entrepreneur, it offers a unique chance to own a piece of Edmontonâ€™s culinary scene. Inventory is included in the sale price.



**Essential Information**

MLS® #	E4446460
Price	\$269,000
Bathrooms	0.00
Acres	0.00

Type	Business
Status	Active

### Community Information

Address	N/A
Area	Edmonton
Subdivision	Garneau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6E 2B3

### Additional Information

Date Listed	July 8th, 2025
Days on Market	5
Zoning	Zone 15

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 13th, 2025 at 10:32am MDT