

Courtesy Of Tannas Rejaei Of MaxWell Polaris

## \$80,000 - 3739 8 Avenue, Edmonton

MLS® #E4421145

**\$80,000**

0 Bedroom, 0.00 Bathroom,  
Retail on 0.00 Acres

Charlesworth, Edmonton, AB

Discover your next business venture with this Fully Built-out Wellness Salon & Spa 1525 sq.ft.± (ASSET SALE) offering a luxurious blend of massage, pedicure, and manicure services. This impeccably designed space provides an unparalleled experience for clients and is ready for immediate operation by its new owner. Prime Location Situated in a high-traffic area with excellent visibility and ample parking, attracting a loyal clientele and walk-ins. Fully Equipped: premium massage tables, luxury pedicure chairs with built-in massage functionality, manicure stations, Stylish Design: Modern and chic interiors with soothing lighting, premium flooring, and comfortable seating to enhance the customer experience. Multiple Treatment Rooms: Private, soundproof rooms for massage therapy or other wellness treatments, ensuring maximum comfort and privacy. Average Household Income \$115,210.

Built in 2018

### Essential Information

|            |          |
|------------|----------|
| MLS® #     | E4421145 |
| Price      | \$80,000 |
| Bathrooms  | 0.00     |
| Acres      | 0.00     |
| Year Built | 2018     |



|        |        |
|--------|--------|
| Type   | Retail |
| Status | Active |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 3739 8 Avenue |
| Area        | Edmonton      |
| Subdivision | Charlesworth  |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6X 2G6       |

### Exterior

|              |             |
|--------------|-------------|
| Exterior     | Steel Frame |
| Construction | Steel Frame |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 11th, 2025 |
| Days on Market | 70                  |
| Zoning         | Zone 53             |

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Listing information last updated on April 21st, 2025 at 11:17pm MDT