

\$199,900 - 308, 11245 Valley Ridge Drive Nw, Calgary

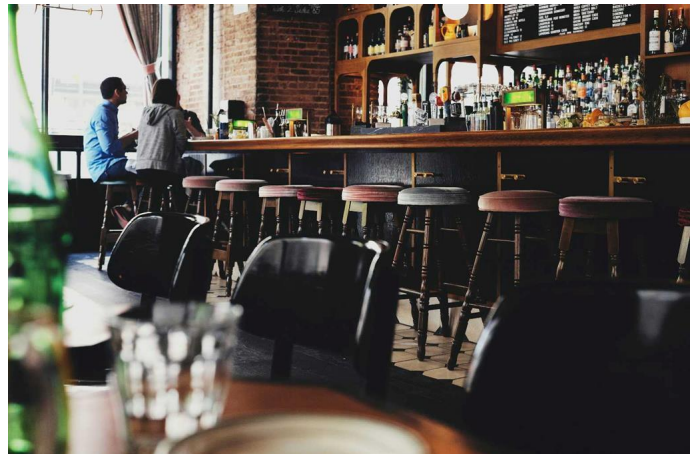
MLS® #A2248851

\$199,900

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Valley Ridge, Calgary, Alberta

Prime Community Pub Opportunity â€“
High-Demand NW Location! Well-established,
fully equipped, and turn-key ready for your
next concept, this thriving pub is perfectly
positioned in the sought-after NW
quadrantâ€”just off Stoney Trail. It serves the
vibrant communities of Tuscany, Crestmont,
Valley Ridge, Watermark, Greenwood,
Canada Olympic Park, and Trinity, all
experiencing significant population growth.
With ****no direct restaurant competition**** in the
area and a loyal customer base, this is a ****rare
chance**** to own a high-potential pub in a
high-traffic, high-demand location. Whether
you're looking to continue its success or
reinvent it with a fresh concept, this
well-maintained business is ready for its next
chapter.



Built in 1998

Essential Information

MLS® #	A2248851
Price	\$199,900
Sold Price	\$136,000
Bathrooms	0.00
Acres	0.00
Year Built	1998
Type	Commercial
Sub-Type	Business
Status	Sold

Community Information

Address	308, 11245 Valley Ridge Drive Nw
Subdivision	Valley Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 5V8

Additional Information

Date Listed	August 14th, 2025
Date Sold	October 7th, 2025
Days on Market	53
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bravo Realty
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