

# FOR SALE



## Sunspot Cafe

123 Railway  
Avenue  
Yellow Grass,  
Saskatchewan

- Site Size: 0.4 Acres (17,271sq.ft.)
- Building Size: 2,772 sq.ft.
- Price: \$205,900.00 \$159,900.00
- 2010 Taxes: \$1,453.38

**NAI** Commercial

Commercial Real Estate Services, Worldwide.

NAI Commercial Real Estate  
(Sask) Ltd.  
200-2505 11<sup>th</sup> Avenue  
Regina, Saskatchewan, CA  
S4P 0K6  
PH: 306 525 3344  
Fax: 306 565 8131  
[www.naisask.com](http://www.naisask.com)

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## Property Description:

Café and lounge/restaurant, in Yellow Grass, Saskatchewan. Facility has been upgraded within the last few years. Great potential to add on other businesses ie: liquor sales and/or confectionary.

## Location:

Yellow Grass is located on Highway #39. This highway feeds from Regina to Weyburn, Estevan and the US border.

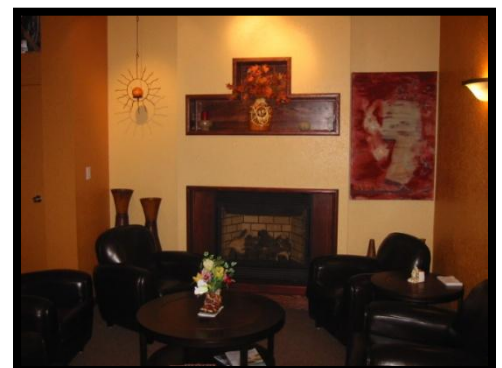
## Municipal Address:

123 Railway Avenue, Yellow Grass, Saskatchewan

## Price:

~~\$205,900.00~~ \$159,900.00

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## Contact information

Brian Tiefenbach

306 525 3344

briant@naisask.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.