



**\$39,900**

• Business

## 4400 QUEEN STREET, NIAGARA FALLS (DOWNTOWN), ONTARIO, CANADA, L2E2L3

<https://evolverespace.com>

LOCATION HIGHLIGHT! Only a few minutes drive from Niagara Falls and a 5-min walk from Niagara Falls GO station, this turnkey business benefits from its main street exposure. Lots of foot traffic in summer! Surrounded by thriving businesses, this location gives you a great opportunity to leverage customers from the University next door, as well [...]

---

### Building Details

**Heating:** Forced air

---

### Amenities & Features



**Waterfront available:** No

**AttachedGarageYN:** No

**CarportYN:** No

**CoolingYN:** Yes

**OpenParkingYN:** No

**GarageYN:** No

**PoolYN:** No

**Cooling:** Fully air conditioned

