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## BUTCHER, RETAIL FOR SALE

Businesses and Franchises for Sale > Business for Sale



**Location**  
Vermilion, Alberta

**Listing ID:**  
26896

**MLS ID:**  
A2178975

**\$1,400,000**



 **PAUL CORBIERE**

 Real Estate Centre - Vermilion

 4825 47 Avenue , Vermilion , Alberta T9X 1J4

<b>Transaction Type</b> For Sale	<b>Title</b> Fee Simple	<b>Days On Market</b> 485
<b>Business Name</b> Vermilion Packers	<b>Business Type</b> Butcher,Retail	<b>Zoning</b> IL - Light Industrial
<b>Subdivision</b> Vermilion	<b>Nearest Town</b> Vermilion	<b>Building Type</b> Commercial Mix
<b>Year Built</b> 1976	<b>Structure Type</b> Industrial	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Industrial	<b>Legal Plan</b> 6021RS	<b>Building Area (Sq. Ft.)</b> 8976.00
<b>Building Area (Sq. M.)</b> 833.89	<b>Lot Size (Sq. Ft.)</b> 88426	<b>Lot Size (Acres)</b> 2.03
<b>Construction Type</b> Concrete,Metal Siding ,Other	<b>Roof</b> Metal	<b>Foundation</b> Poured Concrete
<b>Electric</b> Three Phase	<b>Cooling</b> Partial	<b>Heating</b> Forced Air,Natural Gas
<b>Lot Features</b> City Lot	<b>Access to Property</b> Accessible to Major Traffic Route,Airport Nearby,Direct Access,Paved Lane,Public	<b>Inclusions</b> Tools, Equipment, 2 Sea-Cans at front, 4 Delivery Trucks/Vans- List to be provided.
<b>Restrictions</b> Underground Utility Right of Way,Utility Right Of Way	<b>Reports</b> Call Lister	

Turnkey meat processing facility for sale in Vermilion, AB. Rare opportunity to acquire a fully equipped, Certified Meat Plant with land, buildings, equipment, and vehicles included. Long-established operation, now offered as Choice of an Asset sale or Share sale, due to owner retirement. Ideal for custom processors, butchers, or businesses looking to expand or relocate. Key Features: 1. 9,000 sq ft metal-clad processing plant + 2,000 sq ft enclosed livestock receiving area. 2. Equipment for slaughter, aging, cutting, wrapping, freezing + sausage-making equipment. 3. Cooler & freezer capacity: ~100 beef or 300+ hogs. 4. 2.03 acres with room to expand; fenced compound, sea-can storage. 5. 4 refrigerated trucks/vans included. 6. Long-standing customer base & experienced staff may be available. 7. Front retail meat shop for direct-to-consumer sales. 8. Certified for beef, bison, pork, sheep & goats. Also custom cut & wrap Wild Game. Property is well located at the junction of Hwy 16 (TransCanada) & Hwy 41 in Vermilion—an agricultural and commercial hub in East-central Alberta, between Edmonton & Lloydminster. NOTE: Business offered as a going concern with all assets included. Contact Agent for full equipment list and viewing appointments.

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