

The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

5026 51 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Ponoka, Alberta



Listing ID:
26921

MLS ID:
A2180283

\$324,900



 **VIVIANA DAL CENGIO**
 (403) 598-4053

 Real Broker
 855-623-6900

 5026 51 Avenue , Ponoka , Alberta T4J 1S4

Transaction Type

For Sale

Days On Market

182

Zoning

C1

Subdivision

Central Commercial Core

Year Built

1970

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Business

Legal Plan

RN7

Building Area (Sq. Ft.)

1931.00

Building Area (Sq. M.)

179.39

Inclusions

See Inclusion List in Supplements

Restrictions

None Known

Reports

Other Documents

This is an incredible turn-key opportunity to own a well-established catering, deli, and bakery business that comes with the building it operates from! Everything you need to run the business is included in the sale, making it truly ready for a seamless transition. With three healthy annual revenue streams in this fully outfitted operation, this business is already thriving and is poised for growth under your vision. The standalone building, built in 1970 and extensively upgraded, features a fully renovated storefront with modern booths and banquettes, new flooring, fresh interior and exterior paint, a new furnace, water heater, LED lighting, updated doors, and roof repairs with new downspouts - just to name a few. As an added bonus, the sale includes a 2019 Ford Transit Connect Van and a 16' trailer, perfect for expanding the catering side of the business. From the fixtures and equipment to the reputation and customer base, everything stays in the sale, making this an unbeatable package for anyone looking to step into a successful operation with ease. Don't miss the chance to own this turn-key business and its upgraded building in a supportive community!

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