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## 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**

243

**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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