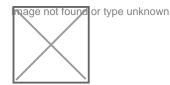


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

FOOD & BEVERAGE FOR SALE

Businesses and Franchises for Sale > Business for Sale



LocationMedicine Hat, Alberta

Listing ID: 27951

MLS ID: A2117470

\$299,900



- △ JOEY SABOURIN
- **2** (403) 979-2478
- EXP REALTY
- **403-262-7653**
- 619 3 Street SE, Medicine Hat , Alberta T1A 0H4

Transaction Type Title Days On Market

For Sale Fee Simple 370

Business NameBusiness TypeZoningThe YardFood & BeverageMU-D

Subdivision Year Built Structure Type

SE Hill 1912 None

Property TypeProperty Sub TypeLegal PlanCommercialBusiness1491

Building Area (Sq. Ft.) Building Area (Sq. M.) Lot Size (Sq. Ft.)

3380.00 314.01 3380

Lot Features

Lot Size (Acres)

Back Lane, Low Maintenance
Landscape, Near Shopping

Inclusions

0.08 See Supplements for "Schedule A"

Center,Landscaped,Street Lighting,Near

Public Transit, Yard Lights

RestrictionsReportsNone KnownTitle

Welcome to your Backyard Downtown! THE YARD is a unique gem, that is nestled in the heart of Downtown Medicine Hat. It has become quite popular with locals because of their family friendly seasonal outdoor patio, flexible dining experience and weekly entertainment. Land INCLUDED! This large 3,380sq.ft. lot has been fully developed to be turned into the fun, unique space you see today. It comes fully furnished with custom patio furniture, outdoor heaters, Sonos speakers, TV, Camera System, walk-in cooler and more! With everything in place for new ownership, contact us today to be a part of what was previously established and will continue to grow. This turn-key business is ready for the next owner, and if that's you, call for a showing today!

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