

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.

## HOTEL/MOTEL FOR SALE

Businesses and Franchises for Sale > Business for Sale





**Location**  
Rycroft, Alberta



**Listing ID:**  
28672

**MLS ID:**  
A2166169

**\$550,000**



 **TIM BLAKE**  
 (780) 897-8847

 RE/MAX Grande Prairie  
 780-538-4747

 5416 49 Avenue , Rycroft , Alberta T0H 3A0

<b>Transaction Type</b> For Sale	<b>Title</b> Fee Simple	<b>Days On Market</b> 225
<b>Business Name</b> Crossroads Motel	<b>Business Type</b> Hotel/Motel	<b>Zoning</b> comm
<b>Subdivision</b> NONE	<b>Year Built</b> 1979	<b>Structure Type</b> Hotel/Motel
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Hotel/Motel	<b>Legal Plan</b> 4468MC
<b>Building Area (Sq. Ft.)</b> 7413.00	<b>Building Area (Sq. M.)</b> 688.68	<b>Lot Size (Sq. Ft.)</b> 83635
<b>Lot Size (Acres)</b> 1.92	<b>Heating</b> Natural Gas	<b>Inclusions</b> Office equipment, desks, motel room furniture, landscaping equipment, laundromat equipment
<b>Restrictions</b> None Known	<b>Reports</b> None	

HUGE price drop and HUGE upside potential for this Motel and laundromat. Features 23 units including 2 larger apartment style lofts. 14 rooms have kitchenettes and some rooms have been recently renovated. Already with solid occupancy and good local reputation ready for you to step in and take it to the next level. Also includes the additional revenue stream of a fully operational public laundromat. Lots of parking and additional land for expansion. Highly visible with road frontage on busy Hwy 49 between Rycroft and Spirit River just north of Grande Prairie. Excellent value in this property.

**Disclaimer** - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.