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HOTEL/MOTEL ,RETAIL FOR SALE

Businesses and Franchises for Sale > Business for Sale





Location
Viking, Alberta



Listing ID:
30088


MLS ID:
A2209097

\$780,000



 **FAHEEM KHAN**
 (403) 966-6072

 DreamHouse Realty Ltd.
 403-966-6072

 Viking , Alberta

Transaction Type

For Sale

Transaction Type

For Sale

Days On Market

43

Business Type

Hotel/Motel ,Retail

Zoning

C2

Zoning

C2

Subdivision

Viking

Year Built

1969

Year Built

1969

Structure Type

Low Rise (2-4 stories)

Structure Type

Low Rise (2-4 stories)

Property Type

Commercial

Property Type

Commercial

Property Sub Type

Hotel/Motel

Property Sub Type

Hotel/Motel

Legal Plan

5216MC

Building Area (Sq. Ft.)

4000.00

Building Area (Sq. Ft.)

11000.00

Building Area (Sq. M.)

371.61

Building Area (Sq. M.)

1021.92

Lot Size (Sq. Ft.)

14810

Lot Size (Acres)

0.34

Inclusions

Please see the List attached

Inclusions

Please see the List attached

Restrictions

None Known

Restrictions

None Known

ReportsEnvironmental Phase 1,Financial
Statements**Reports**Environmental Phase 1,Financial
Statements

Welcome to the Viking Lamplighter Motel, a well-established and thriving business located in the picturesque, bucolic town of Viking, Alberta. This two-story motel features 22 spacious rooms and an upgraded, upscale owner's residence with a finished basement, making it a perfect opportunity for anyone looking to enter the hospitality industry or expand their portfolio. With a high school right across the street, this is also an ideal location to raise a family while enjoying a higher quality of life. Property Highlights: 22 Spacious Rooms: Designed for both short-term and long-term stays, with a steady flow of repeat business from passers-by and out-of-town travelers. Upgraded Owner's Residence: A beautifully renovated, luxurious living space, providing the owner or manager with a comfortable home while overseeing daily operations. Prime Location: Strategically located near the intersection of major, high-traffic Alberta highways, offering excellent visibility and easy access for travelers passing through. Strong Clientele Base: Viking is home to key medical and public offices, agricultural and sporting events, and a reputable high school just across the street, ensuring a steady stream of visitors. Growing Community: With property values increasing year after year, this is a fantastic opportunity to invest in a piece of prime real estate in a town that is continuing to grow and develop. Two-Story Building: This well-maintained structure boasts ample parking and attractive curb appeal, providing a welcoming stop for guests. Whether you're seeking a family-friendly business or an opportunity to capitalize on the town's growing economy, the Viking Lamplighter Motel offers tremendous value and growth potential. With a diverse and consistent clientele, this is a rare chance to own a successful business in an appreciating market. The property's value has seen significant increases over the past several years, as reflected in official assessment reports. The building size is estimated. Contact us today to learn more and schedule a viewing of this exceptional property. The financing can be arranged.

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