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7303 44 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Lloydminster, Alberta



Listing ID:
31202


MLS ID:
A2236207

\$425,000



 **DAVID KADUN**

 LPT Realty
 1-877-366-2213

 7303 44 Street , Lloydminster , Alberta T9V2X1

Transaction Type

For Sale

Days On Market

22

Zoning

C1

Subdivision

West Lloydminster

Year Built

2016

Structure Type

Retail

Property Type

Commercial

Property Sub Type

Retail

Legal Plan

0224375

Building Area (Sq. Ft.)

2500.00

Building Area (Sq. M.)

232.26

Inclusions

All Freezers, and computer equipment for day to day operations.

Restrictions

None Known

Reports

Information Package

A rare opportunity to own a top-performing M&M Food Market franchise in Lloydminster! Step into ownership of one of Canada's most recognized and trusted frozen food brands. This award-winning M&M Food Market location—previously crowned Store of the Year—has a proven track record of success and growth. With over 2,500 square feet of upgraded retail space, the store has evolved from its modest beginnings into a flagship location, known for consistently exceeding franchise sales benchmarks. Strategically located along busy Highway 16, this high-visibility site benefits from exceptional traffic flow, easy access, and standout curb appeal. A dedicated and loyal customer base keeps this store thriving, with strong repeat business and steady community support. As the new owner, you'll also gain exclusive rights to develop additional locations within the protected territory, giving you room to grow and expand your portfolio with a trusted national brand. Whether you're an entrepreneur, investor, or someone looking to own a business with established systems and support, this is your moment. Request the full information package today and see what makes this opportunity one of Lloydminster's premier franchise investments!

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