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## 2216 20 STREET FOR SALE



Commercial Real Estate > Commercial Property for Sale

**Location**  
Delburne, Alberta

**Listing ID:**  
32903

**MLS ID:**  
A2271299

**\$749,999.99**



 **JULIE CUMMINGS**  
 (403) 506-5570

 Royal LePage Network Realty Corp.  
 403-346-8900

 2216 20 Street , Delburne , Alberta T0M0V0

**Transaction Type**

For Sale

**Days On Market**

174

**Zoning**

C1

**Subdivision**

NONE

**Building Type**Commercial Mix,Free-  
Standing,Retail,Rooming House,See  
Remarks**Year Built**

1975

**Structure Type**

Hotel/Motel

**Property Type**

Commercial

**Property Sub Type**

Hotel/Motel

**Legal Plan**

6370AK

**Building Area (Sq. Ft.)**

7104.00

**Building Area (Sq. M.)**

659.98

**Lot Size (Sq. Ft.)**

16250

**Lot Size (Acres)**

0.37

**Inclusions**

Restaurant Tenant Lease

**Restrictions**

Call Lister

**Reports**

Call Lister

The Delburne Hotel presents an outstanding investment opportunity, combining historic significance with stable diversified income streams and considerable potential for continued growth. Constructed with enduring quality and attention to architectural detail, the Delburne Hotel stands as a landmark within the community. The property includes six well-appointed guest rooms, providing comfortable accommodations for both corporate and leisure travelers. Its established reputation ensures consistent occupancy and positive referrals. Complementing the hospitality operations, the property features multiple commercial components, including a leased restaurant, a popular pub, and a liquor store. The Delburne Hotel provides significant potential for value appreciation and operational expansion. New roof in January.

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