

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.

## 301 42 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale





**Location**  
Edson, Alberta

**Listing ID:**  
33222

**MLS ID:**  
A2274981

**\$2,250,000**



 **ROCKY PARK**  
 (403) 681-7512

 CIR Realty  
 403-247-7770

 301 42 Street , Edson , Alberta T7E 1A5

**Transaction Type**

For Sale

**Days On Market**

21

**Zoning**

C-2(Service Commercial)

**Subdivision**

NONE

**Year Built**

1977

**Structure Type**

Hotel/Motel

**Property Type**

Commercial

**Property Sub Type**

Hotel/Motel

**Legal Plan**

1525676

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

31745.00

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

2949.18

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

70131

**Lot Size (Acres)**

1.61

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

Financial Statements

\* WELL MAINTAINED FRANCHISE MOTEL LOCATED AT THE ENTRANCE OF EDSON ON HIGHWAY 16 \* 64 ROOMS(20 KITCHENETTE ROOMS) \* 2 BEDROOM MANAGER SUITE \* EDSON HAS CAR TRAFFIC OF OVER 6,000 CARS PER DAY YEAR AVERAGE AND OVER 7,000 CARS PER DAY DURING SUMMER TIME \* TOWN INDUSTRY: OIL, NATURAL GAS, FORESTRY \* OWNERS RETIRING \*\* This is a share sale of 100% shares of the company.

**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.