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## HOTEL/MOTEL FOR SALE

Businesses and Franchises for Sale > Business for Sale



**Location**  
Vulcan, Alberta

**Listing ID:**  
33287

**MLS ID:**  
A2275330

**\$1,290,000**



 **HYUNIL KOH**  
 (403) 247-7770

 CIR Realty  
 403-247-7770

 115 2 Street SE, Vulcan , Alberta T0L 2B0

<b>Transaction Type</b> For Sale	<b>Days On Market</b> 149	<b>Business Type</b> Hotel/Motel
<b>Zoning</b> C3	<b>Subdivision</b> NONE	<b>Year Built</b> 1974
<b>Structure Type</b> Hotel/Motel	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Hotel/Motel
<b>Legal Plan</b> 3289GR	<b>Building Area (Sq. Ft.)</b> 8213.00	<b>Building Area (Sq. M.)</b> 763.01
<b>Inclusions</b> N/A	<b>Restrictions</b> None Known	<b>Reports</b> Call Lister

A well-maintained, one of few motels nestled in the hub of construction sites for solar power, wind turbine and oil related industry. Very good revenue. The average revenue for four years is \$370,000. (2025: \$481,000, 2024: \$379,000, 2023: \$291,000, 2021: \$320,000. Year end is March.) Larger part of customers stay on monthly or weekly basis for the construction. The 24-key count is an ideal size for easy managing of a first-time motel buyer looking stable revenue with low purchasing budget. 13 rooms are an apartment style, a separate living area with kitchenette and a bedroom. All rooms have its own outside doors for the customer's easy access directly to the rooms. This property includes a spacious two-bedroom residence for owners or managers. There are only two hotels in the town. It is room only and very easy operation.

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