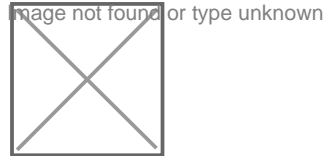


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## RETAIL FOR SALE



Businesses and Franchises for Sale > Business for Sale



**Location**  
Sylvan Lake, Alberta

**Listing ID:**  
35727

**MLS ID:**  
A2321180

**\$739,000**

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Retail For Sale

**KEVIN LAPP**  
 (403) 887-1237

eXp Realty - Sylvan Lake  
 403-887-1237

102, 25 Beju Industrial Drive Drive , Sylvan Lake , Alberta T4S 0K9

<b>Transaction Type</b> For Sale	<b>Business Type</b> Retail	<b>Zoning</b> CH
<b>Subdivision</b> Beju Industrial Park	<b>Year Built</b> 2014	<b>Structure Type</b> Multi Unit
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Business	<b>Legal Plan</b> 1425480
<b>Building Area (Sq. Ft.)</b> 2105.00	<b>Building Area (Sq. M.)</b> 195.56	<b>Inclusions</b> N/A
<b>Restrictions</b> None Known	<b>Reports</b> Floor Plans	

Ground-floor highway commercial condominium in the Centennial Building, Beju Industrial Park, Sylvan Lake. 2,595 sq ft. CH zoning. Direct Highway 20 exposure. Built 2014. Currently operating as a retail liquor store. Offered as a complete turnkey sale: real estate, all installed fixtures, refrigeration, shelving, security, signage, and operating store included. The buyer steps into a fully equipped, permit-holding operation on day one. Suitable for an incoming operator looking to acquire an established location, or an investor acquiring a CH-zoned highway commercial bay with full fit-out already in place.

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