

BUSINESS AND PROPERTY



LEGAL LIQUOR WAREHOUSE

4732 - 50 Avenue, Legal, AB

SALE PRICE: \$600,000

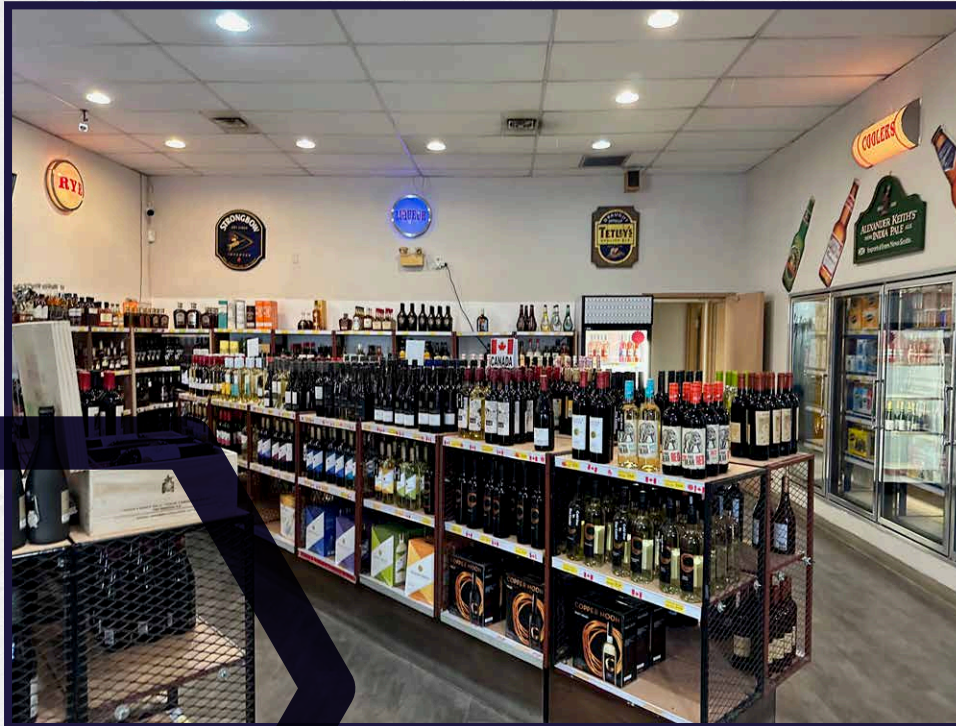
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PROPERTY DETAILS

Municipal Address	4732 50 Avenue, Legal, AB
Legal Description	Short Legal 4; 25:57; 25; 4
Land Size	+/- 15,003 SF
Property Type	Retail
Zoning	C-1
Building Size	+/- 3,000 SF
Building Age	1982
Power	TBD
Property Taxes	\$5,607.33
Building Construction	Concrete
Parking	Ample - on site and street parking
SALE PRICE	\$600,000 *plus inventory



PROPERTY HIGHLIGHTS

Fully fixtured +/- 3,000 SF building with TWO profitable businesses - a Liquor store generating over \$600,000 in annual sales plus a thriving cash operated laundromat.

Prime main street location with high exposure.

Established for over 20 years, this business is ready for its next owners. Perfect opportunity for a dedicated couple to build on proven success.

AERIAL VIEW

