



**GRASSROOTS**  
REALTY GROUP

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**102, 552 18 Street SW  
Medicine Hat, Alberta**

**MLS # A2239730**

**\$299,000**



**Division:** South West Industrial

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 8,093 sq.ft.

**Zoning:** I-B

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** Asset list to be provided by Seller

Award-winning craft brewery business now available for purchase at just \$795,000. Hell&rsquo;s Basement Brewery, founded in 2016, is a bold and well-established brand with deep roots in Alberta&rsquo;s craft beer scene. Known for its creative identity, high-quality brews, and strong market presence, the business distributes to over 200 locations across the province. This fully operational, turnkey brewery includes all brewing and packaging equipment, the full brand portfolio and intellectual property, existing supply and distribution relationships, and a licensed taproom space ready for continued use. With a loyal customer base and strong recognition, Hell&rsquo;s Basement presents immediate cash flow with room for growth under new ownership. Taproom and production facility may be leased separately, offering flexibility for both experienced brewers and ambitious newcomers. Don&rsquo;t miss this chance to take over a recognized Alberta brand with everything in place for success. Investors may also purchase the land and building with the brewery operations together - see MLS #A2187243 for more details!