



GRASSROOTS
REALTY GROUP

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733 4 Street SE
Medicine Hat, Alberta

MLS # A2250124



\$750,000

Division: River Flats

Type: Hotel/Motel

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 19,318 sq.ft.

Zoning: MU

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: tables, chairs, coolers, kitchen equipment (as is)

Step into the past and envision the future with this historic 3-storey brick building, proudly standing since 1921. Rich in character and full of potential, this iconic property offers a unique canvas for your next great venture. The ground floor is designed for commercial use, featuring a spacious restaurant/café layout and a large bar area with patio access—perfectly suited for summer hospitality. The upper two floors house 26 suites, offering endless possibilities for residential, boutique hotel, or short-term rental development. Whether you're an investor, entrepreneur, or visionary developer, this is your chance to breathe new life into a cornerstone of Medicine Hat's history. With the right vision, this building can be transformed into a vibrant hub once again—an investment in both community and legacy.