



GRASSROOTS
REALTY GROUP

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**301 42 Street
Edson, Alberta**

MLS # A2274981

\$2,250,000

Division: NONE

Type: Hotel/Motel

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 31,745 sq.ft.

Zoning: C-2(Service Commercial)



Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 1.61 Acres

Sewer: -

Lot Feat: -

Inclusions: N/A

* WELL MAINTAINED FRANCHISE MOTEL LOCATED AT THE ENTRANCE OF EDSON ON HIGHWAY 16 * 64 ROOMS(20 KITCHENETTE ROOMS) * 2 BEDROOM MANAGER SUITE * EDSON HAS CAR TRAFFIC OF OVER 6,000 CARS PER DAY YEAR AVERAGE AND OVER 7,000 CARS PER DAY DURING SUMMER TIME * TOWN INDUSTRY: OIL, NATURAL GAS, FORESTRY * OWNERS RETIRING ** This is a share sale of 100% shares of the company.