



GRASSROOTS
REALTY GROUP

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4305 57 Avenue
Lloydminster, Alberta

MLS # A2151558



\$799,900

Division: Southridge

Type: Business

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 4,200 sq.ft.

Zoning: C2

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: NA

Step into ownership of a highly successful and widely recognized retail business with deep roots and lasting community presence. Established in 1994, Sheepskin Loft has become the go-to destination for premium Canadian-crafted goods and curated global imports, offering sought-after brands known for quality, comfort, and lifestyle appeal. This turn-key operation boasts a generous 4,200 sq. ft. of beautifully renovated retail space, designed to support both in-store sales and future brand growth. Recent upgrades have created a bright, modern shopping environment that enhances the customer experience and invites continued brand loyalty. With impressive year-round sales and a reputation for excellence, the business is highly profitable and well-positioned for continued success. A robust Shopify e-commerce platform is already in place, with significant untapped potential for growth in online sales. Included in the sale are all social media assets with a large and engaged following, along with a 19,000-member customer loyalty database, providing powerful tools for marketing and retention. Carrying a wide variety of trending, in-demand lifestyle brands, this business is ideal for a passionate entrepreneur or investor looking to take over a strong, established name with real expansion opportunities. Look us up online at "Sheepskin Loft" and imagine the potential of owning a well-loved business with both heritage and future upside.