

**1, 4801 63 Street
Lacombe, Alberta**

MLS # A2272281



\$89,000

Division: Bruns Park

Type: Retail

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,400 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: Ask for the List B

Hugely Profitable Business with Excellent Growth Potential This well-established and highly profitable business offers significant room for further growth. Strategically located with near-direct access to Highway 2, it benefits from exceptional visibility and convenience. The business boasts a large, loyal, and captive customer base, making it an ideal opportunity for savvy investors or owner-operators. Operating costs are very affordable, and the asking price reflects strong value. Please note: Inventory is not included in the asking price.