

**Wickham Nurseryland  
Lloydminster, Saskatchewan****MLS # A2059071****\$6,500,000**

|                    |               |
|--------------------|---------------|
| <b>Division:</b>   | NONE          |
| <b>Type:</b>       | Business      |
| <b>Bus. Type:</b>  | -             |
| <b>Sale/Lease:</b> | For Sale      |
| <b>Bldg. Name:</b> | -             |
| <b>Bus. Name:</b>  | -             |
| <b>Size:</b>       | 11,800 sq.ft. |
| <b>Zoning:</b>     | Commercial    |

|                  |   |                       |   |
|------------------|---|-----------------------|---|
| <b>Heating:</b>  | - | <b>Addl. Cost:</b>    | - |
| <b>Floors:</b>   | - | <b>Based on Year:</b> | - |
| <b>Roof:</b>     | - | <b>Utilities:</b>     | - |
| <b>Exterior:</b> | - | <b>Parking:</b>       | - |
| <b>Water:</b>    | - | <b>Lot Size:</b>      | - |
| <b>Sewer:</b>    | - | <b>Lot Feat:</b>      | - |

**Inclusions:** Equipment/Machinery, Inventory, Fixtures, Parking, Leasehold Improvements, Supplies, Trade Name, Goodwill

Step into a thriving, well-established enterprise with this exceptional commercial opportunity. Presenting a family-owned and operated greenhouse business, located along the busy Hwy 17, only four miles south of Lloydminster, Alberta. With five decades of service, this trusted local institution has fostered a devoted clientele and robust business network, ensuring a promising future for the next owner. Included in the sale is not just the reputable business itself but also the entire package of assets and land. Spread across the sizeable property are over 11,000 square feet of retail, greenhouse, and shop space, all well-maintained and ready for continued operation. This trusted greenhouse is more than a plant nursery. It operates as a fully integrated gardening centre, supplying parts for equipment, selling gardening and landscaping tools, and providing a comprehensive range of gardening supplies. This diversified business strategy has enabled the company to operate year-round, generating consistent revenues irrespective of the season. With significant contracts in place with local businesses and municipalities to supply plants each year, this greenhouse has embedded itself into the fabric of the local economy. It also serves as a vital supplier to many local landscaping companies, further diversifying its income streams and solidifying its position within the business ecosystem. Beyond the financial benefits, this business also has a significant social impact. It plays a crucial role in local fundraising programs, strengthening community ties and boosting the brand's local perception. Enclosed within a secure fence, the property offers the ideal blend of access and security. The prime location along Hwy 17 ensures high visibility and easy accessibility for customers, contributing to the business's ongoing success. This is an unparalleled opportunity to acquire a successful,

well-known brand, complete with a strong following, and take it to its next chapter. Step into a prominent role within the local business community and carry on the remarkable legacy of Lloydminster's most trusted greenhouse.