

# \$224,999 - 114 Centre Street, McLennan

MLS® #A2146311

**\$224,999**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, McLennan, Alberta

Take advantage of the hard work the current owners have done with running this business and buy it knowing that it is well established and sales have grown over the past years. As the only liquor store in the Town of McLennan, you have a captive market with broad reach to the local surrounding area. The building itself is neat and tidy and has been very well maintained. Located on a corner lot on the main street, you have good visibility of the store from the main highway through town. Here is an unique opportunity to own your own business and reap the rewards of your hard work. Take the time to take a closer look and make the call today!

Built in 1772

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2146311   |
| Price      | \$224,999  |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1772       |
| Type       | Commercial |
| Sub-Type   | Retail     |
| Status     | Active     |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 114 Centre Street |
| Subdivision | NONE              |



|             |                              |
|-------------|------------------------------|
| City        | McLennan                     |
| County      | Smoky River No. 130, M.D. of |
| Province    | Alberta                      |
| Postal Code | T0H 2L0                      |

### **Amenities**

|                |                                              |
|----------------|----------------------------------------------|
| Utilities      | Electricity Connected, Natural Gas Connected |
| Parking Spaces | 8                                            |

### **Interior**

|         |                         |
|---------|-------------------------|
| Heating | Forced Air, Natural Gas |
|---------|-------------------------|

### **Exterior**

|                 |                                                    |
|-----------------|----------------------------------------------------|
| Lot Description | Back Lane, Corner Lot, Near Shopping Center, Level |
|-----------------|----------------------------------------------------|

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 3rd, 2024 |
| Days on Market | 351            |
| Zoning         | Commercial     |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Northern Realty |
|----------------|------------------------|

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