

# \$1,190,000 - 309 Main Street, Three Hills

MLS® #A2159933

**\$1,190,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.23 Acres

NONE, Three Hills, Alberta

- Motel rooms are lease to long term tenants of \$850 per a month.
- Room and roof of motel were renovated in 5 years ago.
- Only Bar in town with 5 VLTs.
- Liquor sales is \$400,000 with 22~24% margin.
- New owner can run the local popular restaurant business or lease it.
- 3,500 population with schools, hospital, grocery store, etc.
- 1.5 hours from Calgary, 2.5 hours from Edmonton.

Built in 1991

## Essential Information

MLS® #	A2159933
Price	\$1,190,000
Bathrooms	0.00
Acres	0.23
Year Built	1991
Type	Commercial
Sub-Type	Hotel/Motel
Status	Active

## Community Information

Address	309 Main Street
Subdivision	NONE
City	Three Hills
County	Kneehill County



Province	Alberta
Postal Code	T0M 2A0

**Additional Information**

Date Listed	August 22nd, 2024
Days on Market	383
Zoning	CB

**Listing Details**

Listing Office	RE/MAX Complete Realty
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