



4820 50 Avenue Leduc AB

\$2,490,000

Well-established multiple businesses (Hotel with 20 guest rooms, Bar with 178 seats and 15 VLTs, and a Restaurant) with your own building and a huge lot located in the Central Business District in Leduc. The hotel is mainly occupied by monthly staying guests. The guest room sales are abt. \$150,000/year. The lounge sales are abt. \$350,000 including VLT commission of \$200,000/year. The restaurant is currently rented at abt. \$4,300/month (rental income) The city assessment value in 2023 is \$1,973,000. Good Income from various customers and various income sources.

Listing Presented By:



Originally Listed by:
Initia Real Estate

sbaik67@hotmail.com

RE/MAX ELITE

RE/MAX Elite

304 Windermere Road, Edmonton,
AB, T6W 2Z8

Phone: 780-406-4000

Fax:

jmattie@telusplanet.net