

# \$3,590,000 - N/A, Two Hills

MLS® #A2211619

**\$3,590,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

N/A, Two Hills, Alberta

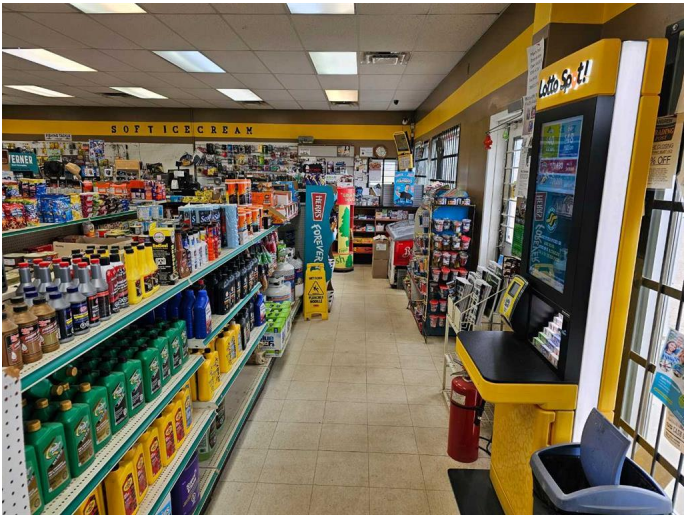
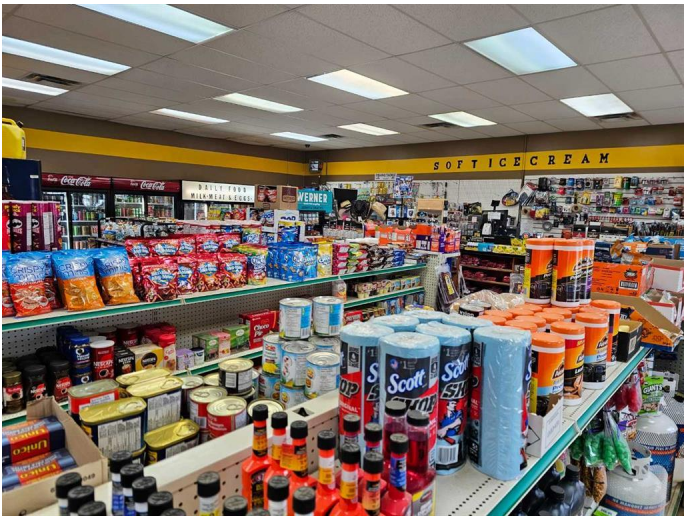
Excellent Business opportunity!! The Brand name Gas station and a Liquor store located in a busy HWY, ONE Stop shopping. This gas station is well known to the locals, highway tourists and the workers. This profitable gas station offers high volume convenience store sales, fuel sales and the liquor store sales. This is a truly very rare opportunity for those who would like to engage in a Gas Station business. There is a new opportunity to negotiate the Fuel supply contract with your choice and it is an absolutely busy store. Please do not approach to the owner and his staff without prior appointments. This is truly ONE of the rare business opportunities for those who are looking for the gas station businesses.

Built in 1980

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | A2211619    |
| Price      | \$3,590,000 |
| Bathrooms  | 0.00        |
| Acres      | 0.00        |
| Year Built | 1980        |
| Type       | Commercial  |
| Sub-Type   | Retail      |
| Status     | Active      |

## Community Information



|             |                             |
|-------------|-----------------------------|
| Address     | N/A                         |
| Subdivision | N/A                         |
| City        | Two Hills                   |
| County      | Two Hills No. 21, County of |
| Province    | Alberta                     |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 14th, 2025 |
| Days on Market | 82               |
| Zoning         | C2               |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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