

\$145,000 - Na Avenue, Edmonton

MLS® #E4421409

\$145,000

0 Bedroom, 0.00 Bathroom,
Business on 0.00 Acres

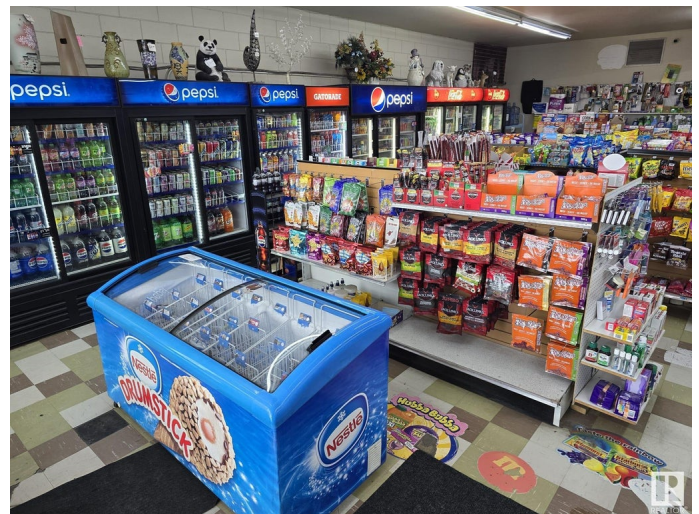
Balwin, Edmonton, AB

This convenience store has been in business for over 50 years, and has had only 3 owners in that time span! That shows a well running profitable business! Besides being a convenience store, the store operates franchises for U-HAUL, PUROLATOR, CANPAR etc! The store also offers ATM, BITCOIN MACHINE, AMAZON AND WISH PICKUP/DROP-OFF, VAPE, LOTTERY, CIGARETTES and more opportunities! Situated next to a daycare and a school, the store benefits from a prime location in a highly populated area with limited competition. With its long-standing presence and comprehensive service offerings, this store attracts steady foot traffic and presents a reliable income stream for potential buyers. Please note that approximately \$70,000 in inventory is not included in the price.

Built in 1965

Essential Information

MLS® #	E4421409
Price	\$145,000
Bathrooms	0.00
Acres	0.00
Year Built	1965
Type	Business
Status	Active



Community Information

Address	Na Avenue
Area	Edmonton
Subdivision	Balwin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 2A7

Exterior

Exterior	Block, Wood Frame
Construction	Block, Wood Frame

Additional Information

Date Listed	February 13th, 2025
Days on Market	65
Zoning	Zone 02

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Listing information last updated on April 19th, 2025 at 6:47am MDT