

MLS # A2239164

Drumheller, Alberta

**\$1,280,000**



**Division:** Drumheller

**Type:** Hotel/Motel

**Bus. Type:** Hotel/Motel

**Sale/Lease:** For Sale

**Bldg. Name:** Hoo Doo Motel

**Bus. Name:** -

**Size:** 10,000 sq.ft.

**Zoning:** TCD

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** Asphalt Shingle

**Utilities:** -

**Exterior:** Concrete

**Parking:** -

**Water:** -

**Lot Size:** 2.11 Acres

**Sewer:** -

**Lot Feat:** -

**Inclusions:** Seller to provide equipment list.

For Sale: 32 Room Motel | Drumheller, Alberta | 2.11 Acres, 4 Lots, Development Potential Exceptional opportunity to acquire the well-maintained, family-operated Motel in prime Drumheller location! Featuring 32 guest rooms (choice of two queen beds or one), on-site laundry, storage, and a manager's suite (three bedrooms, kitchen, living, bath). The offering includes four lots—two vacant and ready for future development—totalling 2.11 acres with excellent exposure at a busy intersection on Highway 9. Property attracts tourists year-round and serves oil & gas, wind energy, and film industry crews. Walking distance to amenities and minutes from top Drumheller attractions, including the Royal Tyrrell Museum and Hoodoos. Zoned Highway Commercial & Residential—perfect for investors seeking both cash flow and future expansion. Contact for details!