

5430 51A Street  
Bashaw, Alberta

MLS # A2247537

**\$1,385,000**



**Division:** NONE

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 15,048 sq.ft.

**Zoning:** 999999

**Heating:** Baseboard, Boiler, Forced Air, Natural Gas

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** Metal, Tar/Gravel

**Utilities:** -

**Exterior:** Stucco

**Parking:** -

**Water:** -

**Lot Size:** 4.78 Acres

**Sewer:** - **Lot Feat:** Backs on to Park/Green Space, Landscaped, Many Trees

**Inclusions:** All kitchen equipment, all furniture, (including beds, office furniture) see remarks

Are you looking for a business that has everything already set up for you?? Bashaw is located in Camrose County an hour from Red Deer or 90 minutes from Edmonton. This FULLY furnished TURN-KEY property is on 4.78 acres with numerous renovations over the years including: new furniture, new paint inside and out, new fire panel and upgrades to the boiler system. Not only could this property be used for weddings; it is also already approved to be set up as a retreat/conference venue. The site features 35 guest rooms each w/ their own private 1/2 baths, 2 guest rooms with full private baths, along w/ 4 separate shower rooms, a commercial kitchen, a large dining & meeting area, a boardroom, 6-10 un-serviced RV spots, 4.78 acres surrounded by trees, walking trails in the treed area and open area for tent/outdoor weddings & heated 24 x 26 double detached garage. Seller will also consider a lease at \$8900/month triple net for the 1st 2 years. Call your favorite realtor for more information and to view!