

# \$100,000 - 9516 102 Avenue, Edmonton

MLS® #E4421052

**\$100,000**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

Boyle Street, Edmonton, AB

Business for Sale. Successful iconic community grocery business for sale. Freestanding, fully equipped and fully functional. Prime location centrally located facing Jasper Avenue next to LRT/metro line, steps away from station. Owner retiring after 37 years. 8,500 sf of grocery retail, fish and meat shop and commercial kitchen and over 800 sq ft of walk-in cooler and freezer area. 3,300 sf of basement for distribution and stock storage. 8x8 grade loading dock door at the back. All equipment stay including cash counters with moving belt, entire saltwater tank and meat systems, 2 walk-in coolers, 2 walk-in freezers, a fork lift and more. List is available. Very profitable Lobster distribution business with major retail chain is included. Sellers will train. Tons for potential for adding a pharmacy, cafe, bakery, multi-lines of merchandise, kiosks for a vendors market. Attractive new lease, triple net, is available. Serious buyers and inquiries only.



Built in 1959

## Essential Information

MLS® #	E4421052
Price	\$100,000
Bathrooms	0.00
Acres	0.00

Year Built	1959
Type	Business
Status	Active

### **Community Information**

Address	9516 102 Avenue
Area	Edmonton
Subdivision	Boyle Street
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5H 0E3

### **Exterior**

Exterior	Concrete
Construction	Concrete

### **Additional Information**

Date Listed	February 7th, 2025
Days on Market	56
Zoning	Zone 13

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Listing information last updated on April 4th, 2025 at 6:17am MDT