

## **SALIENT DATA**

**Name of Facility** # 967 – Land, Building, Hotel & Restaurant

**Address:** Medium sized Alberta town

**Size of total land:** 1.78 acres

**Ricky’s Sq. Ft.** Approximately 8,300 sq. ft.

**Zoning:** C-G (Commercial General District)

**Financing:** Treat as clear title.

**Sales:**      **Gross sales:**      **Hotel \$280,000 per annum**  
**Restaurant \$486,000 per annum**

**Number of parking stalls:** Lots of parking – approximately 85

**Style of cuisine:** Full franchise menu

**Customer Demographics:** Locals; travelers; hotel guests

**Type of service:**       **Table**       **Drive through**       **Counter**

**Hours of operation:** 6:30 am – 11 pm (or later if there are guests)

**Number of employees:** 21 in total with some full-time and some part-time

**General comments:**      **This is a well-located 57 room motel and full-service restaurant on a main artery in a busy Alberta town. The hotel rooms and basement banquet area are presently being renovated. The restaurant had a substantial reno done in 2012 – 2013.**

**Great chance to own the land, building and business and make your own mortgage payment instead of the Laddlord’s! These opportunities don’t come up very often – DON’T MISS IT!**

**ASKING PRICE:**      **NOW PRICE REDUCED TO \$2,395,000**

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