

\$679,000 - 115 Main Street, Oyen

MLS® #A2204109

\$679,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.18 Acres

NONE, Oyen, Alberta

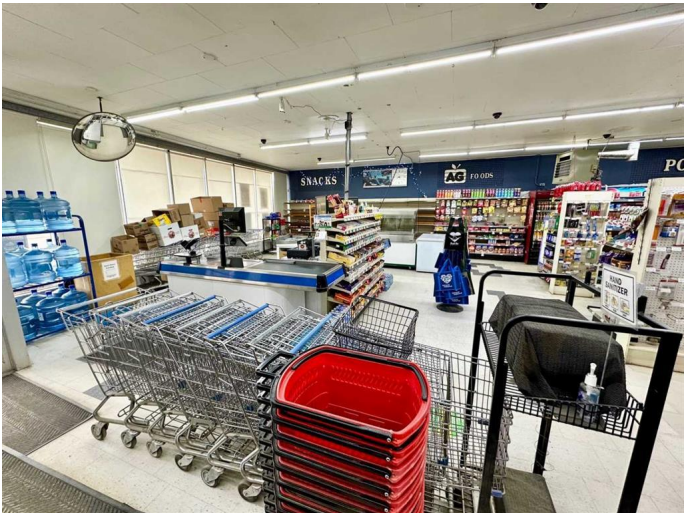
This charming grocery store offers the perfect opportunity for a husband-and-wife team to step into a thriving business with plenty of room for growth. Located in the heart of a bustling town just 3 hours from Calgary, this store is ideally situated near local schools (K-12) and a hospital, ensuring a steady stream of foot traffic. With the meat department currently closed due to manpower shortages, thereâ€™s a clear opportunity to increase revenue by reopening it. Additionally, the space offers potential for expansion into a liquor store, adding a lucrative income stream. The building's envelope was fully replaced in 2019, ensuring modern infrastructure, while the attached manager's suite includes 3 bedrooms, 1 bathroom, and a kitchen, providing comfortable living accommodations.

Built in 1985

Essential Information

MLS® #	A2204109
Price	\$679,000
Bathrooms	0.00
Acres	0.18
Year Built	1985
Type	Commercial
Sub-Type	Retail
Status	Active

Community Information



Address	115 Main Street
Subdivision	NONE
City	Oyen
County	Special Area 3
Province	Alberta
Postal Code	T0J 0C7

Additional Information

Date Listed	March 20th, 2025
Days on Market	88
Zoning	C1

Listing Details

Listing Office	RE/MAX Complete Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.