

# \$400,000 - 5036 46 Avenue, Taber

MLS® #A2197504

**\$400,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Taber, Alberta

Building for Lease and Business For Sale!  
Well-established restaurant business plus lounge and banquet room. The interior of the restaurant gives an inviting feel, with warm accents that offer a cozy and comfortable dining experience. Adjacent to the restaurant is a stylish and welcoming lounge designed for guests to unwind, offering the perfect setting to enjoy a cocktail in a relaxing atmosphere. A 44' X 46' banquet room ideal for staff parties and large gatherings. Located on busy highway 3, with a loyal customer base. This is a fantastic opportunity to own and operate a thriving business, while leasing the building. Business is offered for sale at \$400,000 but must lease building.

Built in 1989

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2197504   |
| Price      | \$400,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1989       |
| Type       | Commercial |
| Sub-Type   | Business   |
| Status     | Active     |

## Community Information

|         |                |
|---------|----------------|
| Address | 5036 46 Avenue |
|---------|----------------|



|             |                |
|-------------|----------------|
| Subdivision | NONE           |
| City        | Taber          |
| County      | Taber, M.D. of |
| Province    | Alberta        |
| Postal Code | T1G 2A6        |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | March 4th, 2025 |
| Days on Market | 70              |
| Zoning         | CC              |

### **Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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.