

\$720,000 - 9925 100 Street, Sexsmith

MLS® #A2262704

\$720,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.14 Acres

NONE, Sexsmith, Alberta

Turn-Key Restaurant Opportunity on Historic
Main Street, Sexsmith

This exceptional 4,000 sq. ft. commercial
property, built in 2011, offers an incredible
opportunity in the heart of downtown
Sexsmith. Perfectly situated on the town's
historic main street, this modern yet charming
building currently operates as a highly
successful restaurant and is fully equipped for
immediate use.

Inside, you'll find large, inviting dining
areas with seating licensed for up to 126
patrons - ideal for casual dining, events, or
expanding into new concepts. The space
features top-quality commercial kitchen
equipment, including everything required to
start operations from day one. Ample storage
space, a walk-in cooler, and a walk-in freezer
provide exceptional functionality for any food
service business.

The property's downtown location
provides excellent visibility and steady foot
traffic, surrounded by other thriving local
businesses. Whether you're looking for a
turn-key operation, an investment with a strong
tenant in place, or a space for your own
culinary venture, this property delivers
outstanding potential.

Currently leased to a successful restaurant,
with possession negotiable or the option for
the tenant to remain, this is a rare opportunity
to own a premium commercial asset in one of
the region's most charming and active



small-town settings.

Built in 2011

Essential Information

MLS® #	A2262704
Price	\$720,000
Bathrooms	0.00
Acres	0.14
Year Built	2011
Type	Commercial
Sub-Type	Business
Status	Active

Community Information

Address	9925 100 Street
Subdivision	NONE
City	Sexsmith
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 3C0

Exterior

Foundation	Slab
------------	------

Additional Information

Date Listed	October 7th, 2025
Days on Market	34
Zoning	C-1

Listing Details

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.