

# \$120,000 - 135 Young Road, Brooks

MLS® #A2214615

**\$120,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Sunnylea, Brooks, Alberta

WASANA! The name speaks for itself. These owners have built a reputable name over the past 14 years. Now it is time to retire and hand the reins down to some lucky new owner. The list price includes the business and equipment.

The lease can be assumed or negotiated. The location is fantastic, tons of traffic and parking is never a problem. All the equipment is new or newer and in excellent condition. There are 2 public washroom, large L shaped kitchen, and seating capacity for 59 customers. Owner is happy to provide fiscal years of business costs to those holding serious interest.

Built in 1962

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2214615   |
| Price      | \$120,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1962       |
| Type       | Commercial |
| Sub-Type   | Business   |
| Status     | Active     |

## Community Information

|             |                |
|-------------|----------------|
| Address     | 135 Young Road |
| Subdivision | Sunnylea       |
| City        | Brooks         |



|             |         |
|-------------|---------|
| County      | Brooks  |
| Province    | Alberta |
| Postal Code | T1R 0A1 |

### **Amenities**

|                |   |
|----------------|---|
| Parking Spaces | 9 |
|----------------|---|

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 27th, 2025 |
| Days on Market | 137              |
| Zoning         | C-N              |

### **Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Century 21 Foothills Real Estate |
|----------------|----------------------------------|

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