

\$8,700,000 - 112 12 Avenue Sw, Slave Lake

MLS® #A2172972

\$8,700,000

0 Bedroom, 0.00 Bathroom,
Commercial on 2.42 Acres

NONE, Slave Lake, Alberta

Attention for the huge reduction the price !
Three story limit service 89 room wood frame
hotel that used to be NOVA Hotel and
converted as Big Lake Inn from 2012 .

Slave Lake has the third largest population
base of any Alberta municipality north of
Edmonton. Its economy has been driven
throughout the past three decades by the Oil&
Gas and Forest industries.

In a continuing effort to diversify the economy,
Slave Lake is encouraging increases in the
tourism, manufacturing, and value-added
sectors. In addition, Slave Lake is further
evolving into an even greater regional service
centre, with additional retail, education, health,
financial, government, and transportation
services. Enterprising men and women
recognize the almost unlimited potential for
growth and spin-off business in the primary
industries of petroleum and forestry, along with
burgeoning activity in tourism.

REVENUE(Yearend December 31) 2022 :

\$1,975,869, 2023 : \$2,856,40, 2024 :

\$2,737,938

NET OPERATING INCOME 2022:

\$931,975, 2023: \$1,641,247



Built in 2008

Essential Information

MLS® #	A2172972
Price	\$8,700,000
Bathrooms	0.00
Acres	2.42
Year Built	2008
Type	Commercial
Sub-Type	Hotel/Motel
Status	Active

Community Information

Address	112 12 Avenue Sw
Subdivision	NONE
City	Slave Lake
County	Lesser Slave River No. 124, M.D. of
Province	Alberta
Postal Code	T0G 2A0

Additional Information

Date Listed	October 17th, 2024
Days on Market	287
Zoning	C 1 Central Commercial Di

Listing Details

Listing Office	MaxWell Canyon Creek
----------------	----------------------

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.