$1,499,000 - 4306 South Park Drive, Stony Plain
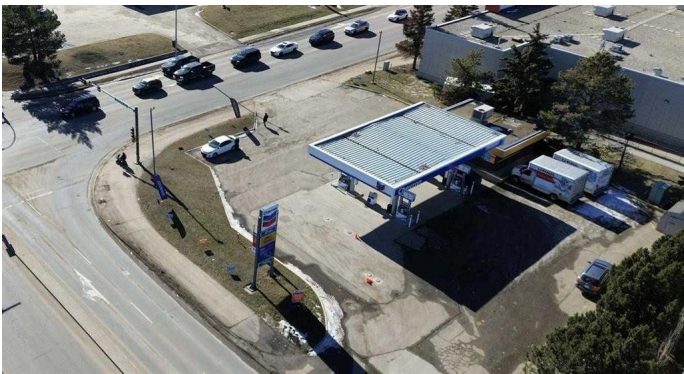
MLS® #A2200009

$1,499,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

South Business Park, Stony Plain, Alberta

Prime Gas Station Opportunity in a High-Traffic Location! This well-established Chevron gas station sits on a highly visible corner lot spanning half an acre, making it an excellent investment opportunity. Strategically located at the intersection of busy streets, it benefits from consistent vehicle traffic and strong customer flow. The station was converted into a Chevron last year and features 2018-installed double-layered fiberglass tanks, ensuring long-term durability and compliance with industry standards. The convenience store is well-stocked and generates strong sales, further enhancing the profitability of the business. Additionally, the station enjoys very good fuel margins, maximizing revenue potential. Whether youâ€™re looking to expand your portfolio or step into the fuel retail industry, this turn-key operation offers stability, profitability, and exceptional visibility in a prime location! Please feel free to call or email for the further details!

Built in 2023

Essential Information

MLS® #	A2200009
Price	$1,499,000
Bathrooms	0.00
Acres	0.00
Year Built	2023

Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address	4306 South Park Drive
Subdivision	South Business Park
City	Stony Plain
County	Parkland County
Province	Alberta
Postal Code	T3Z 1L1

Additional Information

Date Listed	March 6th, 2025
Days on Market	51
Zoning	C2 - Commercial General d

Listing Details

Listing Office	Royal LePage METRO