

**5323 - 48 Ave
Redwater, AB**

**PRICE
\$4,200,000

\$75,000
PER ROOM**

- For financial information
please contact listing
associate broker



Paradise Inn & Suites is a three storey limited service hotel situated on Alberta Highway 38 in the town of Redwater. This hotel comprises a total of 56 suites in various layouts. (32,400 sq/ft). All suites are kitchen units suitable for overnight or extended stay accommodations. Amenities include business center, fitness and breakfast facilities. Hotel is located just 4 miles north of Alberta Industrial Heartlands area border and has a great revenue earning potential due to the petro/chemical mega projects happening in the area.

Richard Seguire, Broker

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**5323 - 48 Ave
Redwater, AB**

Redwater is a town of approximately 2159 people (2021 census EST) located 30 minutes northeast of Edmonton with an immediate trading area of 6000 people

**PRICE
\$4,200,000**

**\$75,000
PER ROOM**

SITE FEATURES:

- Site area 0,93 Acres
- Zoning C2 – General Commercial District

LIMITED SERVICE HOTEL FEATURES:

- 56 guest rooms within a three story structure
- Room mix of Double Queen, Double Queen Suites, King Jacuzzi & King Suites
- All rooms are with kitchen units
- Common area amenities include a Breakfast Room, Fitness Room, and a Business Centre
- Built in 2014

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ROOMS & AMENITIES



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