

# \$1,240,000 - N/A, Edmonton

MLS® #E4455909

**\$1,240,000**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

Horse Hill Neighbourhood 1A, Edmonton, AB

Great Opportunity to Own a Busy Petro-Canada Gas Station with Convenience Store and Car Wash in Northwest Edmonton! Located on a high-traffic corner with excellent visibility and easy access, this well-kept property serves a growing residential and commercial area. The gas station includes a bright and modern convenience store, a touchless car wash, and plenty of space for customer parking and smooth vehicle flow. Strong fuel sales, steady convenience store income, and brand recognition make this a solid turn-key business. Perfect for investors or owner-operators looking for a reliable income-generating business in a fast-developing part of the city. This is business for sale, real estate not included.



## Essential Information

|           |             |
|-----------|-------------|
| MLS® #    | E4455909    |
| Price     | \$1,240,000 |
| Bathrooms | 0.00        |
| Acres     | 0.00        |
| Type      | Business    |
| Status    | Active      |

## Community Information

|         |          |
|---------|----------|
| Address | N/A      |
| Area    | Edmonton |

|             |                             |
|-------------|-----------------------------|
| Subdivision | Horse Hill Neighbourhood 1A |
| City        | Edmonton                    |
| County      | ALBERTA                     |
| Province    | AB                          |
| Postal Code | T5Y 0S4                     |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 2nd, 2025 |
| Days on Market | 46                  |
| Zoning         | Zone 51             |

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Listing information last updated on October 18th, 2025 at 5:17pm MDT