

# \$1,190,000 - 4623 Federated Road, Swan Hills

MLS® #A2210016

**\$1,190,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 2.30 Acres

NONE, Swan Hills, Alberta

\* WELL ESTABLISHED BUSY MOTEL \* 41  
ROOMS(17 KITCHENETTES) \* 2 BEDROOM  
LIVING QUARTERS \* ASPHALT NEWLY  
PAVED ON THE PARKING LOT IN 2023 \*  
CUSTOMERS INCLUDE WORKERS,  
TRAVELLERS, AND HUNTERS \* TOWN  
INDUSTRY: OIL, GAS, AND LOGGING \*  
EASY OPERATION \* OWNER RETIRING \*  
RIGHT BESIDE SUBWAY RESTAURANT \*  
ON HWY 33

Built in 1981

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | A2210016    |
| Price      | \$1,190,000 |
| Bathrooms  | 0.00        |
| Acres      | 2.30        |
| Year Built | 1981        |
| Type       | Commercial  |
| Sub-Type   | Hotel/Motel |
| Status     | Active      |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 4623 Federated Road |
| Subdivision | NONE                |
| City        | Swan Hills          |
| County      | Big Lakes County    |
| Province    | Alberta             |
| Postal Code | T0G 2C0             |



**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | April 8th, 2025    |
| Days on Market | 75                 |
| Zoning         | Highway Commercial |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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