



**GRASSROOTS**  
REALTY GROUP

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5013 48 Street  
Camrose, Alberta

MLS # A2274466



**\$1,975,000**

**Division:** Downtown Camrose

**Type:** Business

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 9,248 sq.ft.

**Zoning:** C1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** See Asset List, plus Inventory

Opportunity to acquire a respected, long-standing machine and welding business with over 50 years of proven excellence in the Camrose region. This reputable operation is known for delivering high-quality workmanship, reliability, and comprehensive service capabilities to a loyal and diversified client base. The business offers both full-service in-shop machining and fabrication as well as onsite mobile welding, providing strong revenue stability and flexibility. With decades of consistent performance, the company is profitable, well-equipped, and positioned for continued growth under new ownership. Shop and storage lot is under lease. Lot 3 & 4 Block 32 Plan 2751RS are included with sale. Business Highlights: - Over five decades of established market presence. - Skilled team with strong industry reputation. - Fully equipped shop with machining, fabrication, and welding capabilities. - Onsite/mobile welding & line boring services with steady demand. - Loyal long-term customers from agriculture, industrial, commercial, and oil & gas sectors. - Consistent profitability and opportunity for expansion. This is an ideal opportunity for a strategic buyer, industry professional, or complementary service provider looking to expand operations in a thriving Alberta community.