



1, 3, 5 Main Street  
Hay Lakes, Alberta

MLS # A2289047



**\$699,000**

|                    |                        |
|--------------------|------------------------|
| <b>Division:</b>   | NONE                   |
| <b>Type:</b>       | Business               |
| <b>Bus. Type:</b>  | Recycling              |
| <b>Sale/Lease:</b> | For Sale               |
| <b>Bldg. Name:</b> | -                      |
| <b>Bus. Name:</b>  | Hay Lakes Bottle Depot |
| <b>Size:</b>       | 1,497 sq.ft.           |
| <b>Zoning:</b>     | General Commercial     |

|                    |   |                       |  |
|--------------------|---|-----------------------|--|
| <b>Heating:</b>    | Overhead Heater(s), Natural Gas                   | <b>Addl. Cost:</b>    | -  |
| <b>Floors:</b>     | -   | <b>Based on Year:</b> | -  |
| <b>Roof:</b>       | Metal   | <b>Utilities:</b>     | Electricity Connected, Natural Gas Connected |
| <b>Exterior:</b>   | Metal Siding , Mixed, Stucco                      | <b>Parking:</b>       | -  |
| <b>Water:</b>      | Public  | <b>Lot Size:</b>      | 0.27 Acre                                    |
| <b>Sewer:</b>      | Public Sewer                                      | <b>Lot Feat:</b>      | -  |
| <b>Inclusions:</b> | See Schedule B in supplements for Business Assets |                       |  |

This is a unique opportunity to acquire a government regulated bottle recycling business. The BCMB license provides exclusive rights to Hay Lakes and surrounding area. Buyer must qualify for license transfer. This is a thriving business operation, including the building, property, vehicles and accounts. Purchase includes 3 town lots, retail building, 2 passive income leases, business operation and assets. See supplements for full list. One lot (#7 Main St.) is vacant and is ready for development. A turn-key operation with many options to expand the business.