

## \$439,000 - 4705 50 Street, Mayerthorpe

MLS® #E4392051

**\$439,000**

0 Bedroom, 0.00 Bathroom,  
Business with Property on 0.00 Acres

Mayerthorpe, Mayerthorpe, AB

Excellent opportunity for a bed & breakfast! Located right on main street in Mayerthorpe this historical character home has been set up to be used as a premium cafe with tons of attention to detail. Main floor features the commercial kitchen, till, washroom, main seating area and sun-room. Upstairs is overflow seating, employee area & rooms for rent for larger parties. Downstairs is food/supply storage & utility room with stair access to outside for resupplying. Meticulously maintained yard on large double lot with gorgeous foliage and rock garden. On/off street parking with plenty of overflow parking in the back. Proper C1 zoning to start your dream business with no hassle. Upgrades to building include a full HVAC system in 2018 with forced air, heat and A/C. Also in 2018 a new deck on pilings, parking, new retaining wall and new sidewalks. New shingles and eaves were done in 2021. Highway sign for advertising negotiable. Option to live where you work with application for rezoning through town.

Built in 1935

### Essential Information

MLS® #	E4392051
Price	\$439,000
Bathrooms	0.00



Acres	0.00
Year Built	1935
Type	Business with Property
Status	Active

### **Community Information**

Address	4705 50 Street
Area	Mayerthorpe
Subdivision	Mayerthorpe
City	Mayerthorpe
County	ALBERTA
Province	AB
Postal Code	T0E 1N0

### **Exterior**

Exterior	Wood Frame
Construction	Wood Frame

### **Additional Information**

Date Listed	June 11th, 2024
Days on Market	303
Zoning	Zone 70

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 10th, 2025 at 2:02am MDT