\$1,500,000 - 4825 47 Avenue, Vermilion

MLS® #A2178975

\$1,500,000

0 Bedroom, 0.00 Bathroom, Commercial on 2.03 Acres

Vermilion, Vermilion, Alberta

Turnkey meat processing facility for sale in Vermilion, AB. Rare opportunity to acquire a fully equipped, Certified Meat Plant with land, buildings, equipment, and vehicles included. Long-established operation, now offered as Choice of an Asset sale or Share sale, due to owner retirement. Ideal for custom processors, butchers, or businesses looking to expand or relocate.

Key Features:

- 1. 9,000 sq ft metal-clad processing plant + 2,000 sq ft enclosed livestock receiving area.
- 2. Equipment for slaughter, aging, cutting, wrapping, freezing + sausage-making equipment.
- 3. Cooler & freezer capacity: ~100 beef or 300+ hogs.
- 4. 2.03 acres with room to expand; fenced compound, sea-can storage.
- 5. 4 refrigerated trucks/vans included.
- 6. Long-standing customer base & experienced staff may be available.
- 7. Front retail meat shop for direct-to-consumer sales.
- 8. Certified for beef, bison, pork, sheep & goats. Also custom cut & wrap Wild Game. Property is well located at the junction of Hwy 16 (TransCanada) & Hwy 41 in Vermilionâ€"an agricultural and commercial hub in East-central Alberta, between Edmonton & Lloydminster. NOTE: Business offered as a going concern with all assets included. Contact Agent for full equipment list and viewing appointments.







Essential Information

MLS® # A2178975 Price \$1,500,000

Bathrooms 0.00 Acres 2.03 Year Built 1976

Type Commercial
Sub-Type Industrial
Status Active

Community Information

Address 4825 47 Avenue

Subdivision Vermilion
City Vermilion

County Vermilion River, County of

Province Alberta
Postal Code T9X 1J4

Amenities

Utilities Electricity Connected, Natural Gas Connected, Sewer Connected, Water

Connected, Garbage Collection, Propane

Parking Spaces 10

Interior

Heating Forced Air, Natural Gas

Cooling Partial

Exterior

Lot Description City Lot Roof Metal

Construction Concrete, Metal Siding, Other

Foundation Poured Concrete

Additional Information

Date Listed November 12th, 2024

Days on Market 340

Zoning IL - Light Industrial

Listing Details

Listing Office Real Estate Centre - Vermilion

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