

\$275,000 - 5006 47 Street, Camrose

MLS® #A2176159

\$275,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.22 Acres

Downtown_CAMR, Camrose, Alberta

Step into a legacy of excellence with Boman's Radiator, a well-respected business that has proudly served the community since 1960. This successful radiator shop is now available for sale, presenting a unique opportunity for entrepreneurs and investors eager to own a thriving business with a loyal customer base. With over six decades of experience, Boman's Radiator is renowned for its exceptional service and expertise in repairing and recoring copper and brass radiators. Our commitment to quality has fostered long-standing relationships with customers, ensuring repeat business and trust within the community. In addition to radiators, we specialize in repairing AC condensers, oil coolers, heaters, and aluminum radiators. Our extensive inventory includes a complete line of brand new radiators, catering to farm, industrial, and automotive applications—whether it's a Peterbilt or a Pinto, we handle it all. The business operates from a strategically located building, easily accessible for both local patrons and those traveling from afar. The property comes equipped with all the necessary tools and facilities for seamless operations. With significant room for growth, Boman's Radiator offers opportunities to expand service offerings or enhance marketing efforts to attract new customers, all while benefiting from a solid foundation of loyal clientele. This sale includes the building and all equipment required for day-to-day operations, ensuring a smooth transition for the new



owner. Don't miss this rare chance to acquire a reputable business with a rich history and a bright future. Whether you're an experienced entrepreneur or just starting your journey in the automotive industry, Boman's Radiator is poised for continued success.

Built in 1960

Essential Information

MLS® #	A2176159
Price	\$275,000
Bathrooms	0.00
Acres	0.22
Year Built	1960
Type	Commercial
Sub-Type	Business
Status	Active

Community Information

Address	5006 47 Street
Subdivision	Downtown_CAMR
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 1K1

Exterior

Roof	Metal
Construction	Concrete

Additional Information

Date Listed	October 30th, 2024
Days on Market	173
Zoning	C1

Listing Details

Listing Office RE/MAX Real Estate (Edmonton) Ltd.

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.