

\$230,000 - 4707 - 49 Avenue, Jarvie

MLS® #E4447260

\$230,000

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

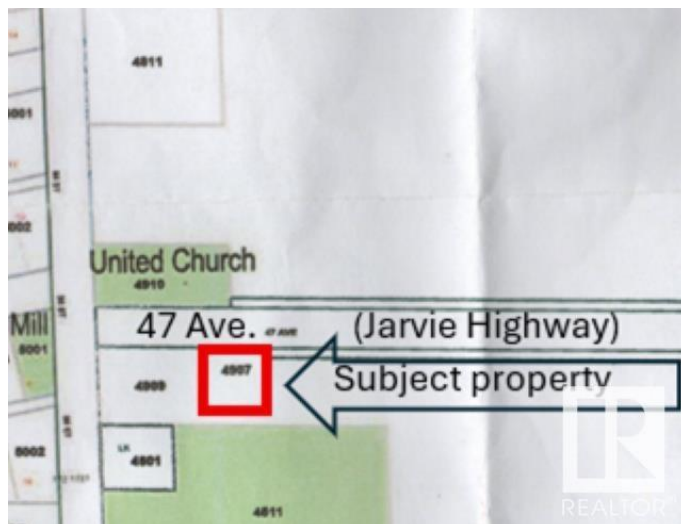
Jarvie, Jarvie, AB

Step into ownership with this newly built (2023) general store in the friendly Village of Jarvie - just one mile west of Highway 44 in Westlock County. Surrounded by rich farmland and four-season recreation, Jarvie is a hidden gem offering a rare mix of small-town charm and rural opportunity. This fully equipped, licensed, and operational business is ready for immediate possession. Features include: â€¢ Off-sales license â€¢ Commercial kitchen with health permit â€¢ On-site washroom â€¢ Paved parking and front patio â€¢ Zoned for gas bar and propane Strategically located just off the highway, the store attracts steady local and traveler traffic. The area is well known for its hunting, fishing, curling, snowmobiling, summer baseball, and campingâ€”making it a year-round destination for outdoor enthusiasts.

Built in 2023

Essential Information

| | |
|------------|------------------------|
| MLS® # | E4447260 |
| Price | \$230,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Year Built | 2023 |
| Type | Business with Property |
| Status | Active |



Community Information

| | |
|-------------|------------------|
| Address | 4707 - 49 Avenue |
| Area | Jarvie |
| Subdivision | Jarvie |
| City | Jarvie |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0G 1H0 |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | July 10th, 2025 |
| Days on Market | 5 |
| Zoning | Zone 70 |

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Listing information last updated on July 15th, 2025 at 1:32am MDT