

# \$95,000 - 12827 140 Avenue, Edmonton

MLS® #E4456383

**\$95,000**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

Pembina, Edmonton, AB

Business Asset Sale – Health Product Business in Pembina, Edmonton. 12827 140 Avenue NW, Edmonton, AB. An excellent opportunity to acquire the assets of a well-established health product business that has been serving the Edmonton community for over 12 years. This sale is for the business assets only – the trade name is not included, allowing a new owner to build and brand as they see fit. The business has operated successfully in the busy Pembina community, a high-traffic retail and commercial hub in northwest Edmonton. Highlights: 12 years in business with a loyal customer base. Strong reputation in the health and wellness market. Located in a desirable high-exposure retail strip. Lease can be renegotiated for continued use of the current location. This is a turnkey opportunity ideal for entrepreneurs or investors looking to step into the thriving health and wellness sector with an established foundation in place.

Built in 2001

## Essential Information

|           |          |
|-----------|----------|
| MLS® #    | E4456383 |
| Price     | \$95,000 |
| Bathrooms | 0.00     |
| Acres     | 0.00     |



|            |          |
|------------|----------|
| Year Built | 2001     |
| Type       | Business |
| Status     | Active   |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12827 140 Avenue |
| Area        | Edmonton         |
| Subdivision | Pembina          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6V 1P1          |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 5th, 2025 |
| Days on Market | 15                  |
| Zoning         | Zone 27             |

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Listing information last updated on September 20th, 2025 at 4:02pm MDT