\$1,250,000 - 0002 2a Highway, Ponoka

MLS® #A2271005

\$1,250,000

0 Bedroom, 0.00 Bathroom, Commercial on 0.53 Acres

Central Ponoka, Ponoka, Alberta

Trusted & Established Franchise Gas Station & Convenience Store â€" \$1,250,000 (Includes Land & Building)& Running Business, equipment Located on busy Highway 2A in Alberta, just 2 hours from Calgary and 1 hour from Edmonton, this high-performing gas station and convenience store is back on the market after the previous buyer's financing fell through â€" giving you another chance to secure this incredible opportunity.

This is a turnkey, profitable business with solid financials and strong cash flow, ideal for both investors and owner-operators looking to step into a well-established operation.

Over \$1M in annual sales Includes a popular fried chicken franchise â€" at no extra cost

Equipped with new, modern gas pumps
Multiple income streams: fuel, store, and food
sales

No lease â€" you own the land and building outright

Huge growth potential â€" add a car wash or QSR to increase profitability

This well-known business benefits from consistent local and highway traffic, delivering six-figure income with room to grow.

Full training provided | Motivated seller ready for a smooth transition and quick sale



Essential Information

MLS®# A2271005

Price \$1,250,000

Bathrooms 0.00 Acres 0.53 Year Built 1980

Type Commercial

Sub-Type Retail Status Active

Community Information

Address 0002 2a Highway

Subdivision Central Ponoka

City Ponoka

County Ponoka County

Province Alberta Postal Code T4J 1M1

Amenities

Parking Spaces 30

Exterior

Corner Lot Lot Description

Construction Concrete, Stucco, Wood Fran

Additional Information

Date Listed November 15th, 2025

3 Days on Market

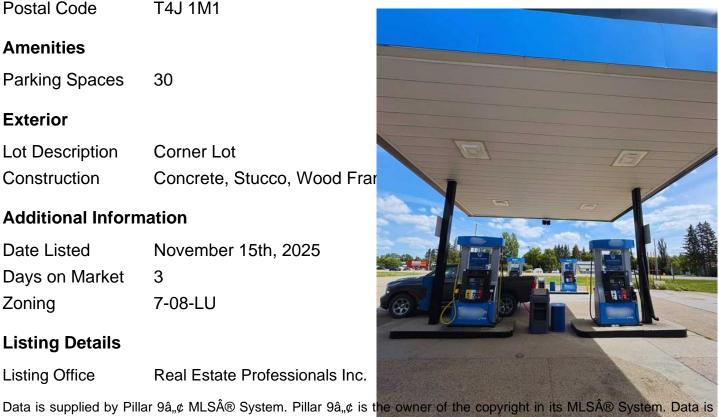
7-08-LU Zoning

Listing Details

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