

# \$780,000 - N/A, Viking

MLS® #A2209097

**\$780,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.34 Acres

N/A, Viking, Alberta

Welcome to the Viking Lamplighter Motel, a well-established and thriving business located in the picturesque, bucolic town of Viking, Alberta. This two-story motel features 22 spacious rooms and an upgraded, upscale owner's residence with a finished basement, making it a perfect opportunity for anyone looking to enter the hospitality industry or expand their portfolio. With a high school right across the street, this is also an ideal location to raise a family while enjoying a higher quality of life.

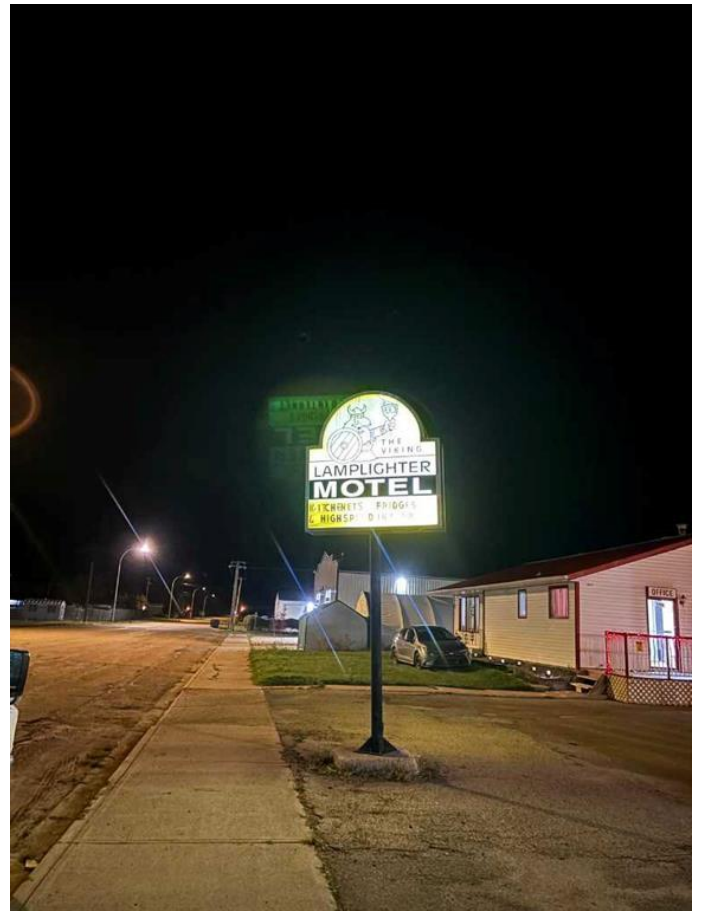
Property Highlights:

**22 Spacious Rooms:** Designed for both short-term and long-term stays, with a steady flow of repeat business from passers-by and out-of-town travelers.

**Upgraded Owner's Residence:** A beautifully renovated, luxurious living space, providing the owner or manager with a comfortable home while overseeing daily operations.

**Prime Location:** Strategically located near the intersection of major, high-traffic Alberta highways, offering excellent visibility and easy access for travelers passing through.

**Strong Clientele Base:** Viking is home to key medical and public offices, agricultural and sporting events, and a reputable high school



just across the street, ensuring a steady stream of visitors.

**Growing Community:** With property values increasing year after year, this is a fantastic opportunity to invest in a piece of prime real estate in a town that is continuing to grow and develop.

**Two-Story Building:** This well-maintained structure boasts ample parking and attractive curb appeal, providing a welcoming stop for guests.

Whether you're seeking a family-friendly business or an opportunity to capitalize on the town's growing economy, the Viking Lamplighter Motel offers tremendous value and growth potential. With a diverse and consistent clientele, this is a rare chance to own a successful business in an appreciating market. The property's value has seen significant increases over the past several years, as reflected in official assessment reports. The building size is estimated; please verify independently as we do not take responsibility for its accuracy.

Contact us today to learn more and schedule a viewing of this exceptional property. The financing can be arranged.

Built in 1969

### **Essential Information**

|            |             |
|------------|-------------|
| MLS® #     | A2209097    |
| Price      | \$780,000   |
| Bathrooms  | 0.00        |
| Acres      | 0.34        |
| Year Built | 1969        |
| Type       | Commercial  |
| Sub-Type   | Hotel/Motel |

Status Active

### Community Information

Address N/A  
Subdivision N/A  
City Viking  
County Beaver County  
Province Alberta

### Additional Information

Date Listed April 6th, 2025  
Days on Market 16  
Zoning C2

### Listing Details

Listing Office DreamHouse Realty Ltd.

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