

# \$1,950,000 - 359 Victoria ST

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## Listing ID: M146690

**\$1,950,000**

, 5000 square feet

Business

359 Victoria ST, Edmundston, New  
Brunswick, E3V2K1

A great investment opportunity for someone looking to own and operate their own business. This 5,000 SF building sitting on a ±0.70-acre parcel offers exceptional curb appeal, visibility and ample on-site paved parking. This business is currently operating as Ouellet Fish and Family Restaurant and the purchase price includes this established business. The main level features a kitchen, take-out area and retail fish market area. On the second level you will find a large dining room area with tons of windows providing ample natural light and beautiful city views. Also on this level is another kitchen and a secondary room perfect for private functions. This property is made up of 4 parcels spanning the entire corner block with ±200' of frontage on Victoria Street, ±225' on 46th Avenue and ±100' on 49th Avenue. Truly, you could not ask for better exposure. This property is easily accessible from the highway, and is close to all amenities. (id:33159)

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