

# \$198,800 - 200 Lakeland Drive, Sherwood Park

MLS® #E4443497

**\$198,800**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

Buckingham Business Park, Sherwood Park,  
AB



Step into a fully built-out, turnkey restaurant featuring over 2,000 sq?ft of premium space, complete with brand-new, top-quality equipment valued at approximately \$500,000 in replacement cost. This turnkey opportunity eliminates the hassle of construction, offering a space primed for your culinary vision and personal branding. Its strategic location between thriving residential and industrial zones ensures steady foot traffic and strong base sales. A long-term, favorable lease is already in place, providing operational stability and room to grow. Importantly, the existing business name is excluded from the sale, allowing you complete freedom to rebrand and make this space your ownâ€”all while leveraging the excellent foundation and assets already in place.

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4443497  |
| Price     | \$198,800 |
| Bathrooms | 0.00      |
| Acres     | 0.00      |
| Type      | Business  |
| Status    | Active    |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 200 Lakeland Drive       |
| Area        | Sherwood Park            |
| Subdivision | Buckingham Business Park |
| City        | Sherwood Park            |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T8H 0N6                  |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 104             |
| Zoning         | Zone 25         |

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Listing information last updated on September 30th, 2025 at 10:02pm MDT