

AVISON
YOUNG

FOR SALE

1391 Central Street W, Prince George, BC



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PRINCE GEORGE, BC

Anavada Inn & Suites



ADDRESS

1391 Central Street W, Prince George, BC

PID

011-549-408

LEGAL DESCRIPTION

Lot 3 District Lot 936 Cariboo District Plan 15557

YEAR BUILT

1969

SITE SIZE

1.36 acres (59,242 sf)

ZONING

C5 – Commercial

OCP DESIGNATION

Service Commercial, not in ALR

GUEST ROOMS

80

COMMERCIAL SPACE

4,000 sf restaurant

PARKING

Surface

FINANCING

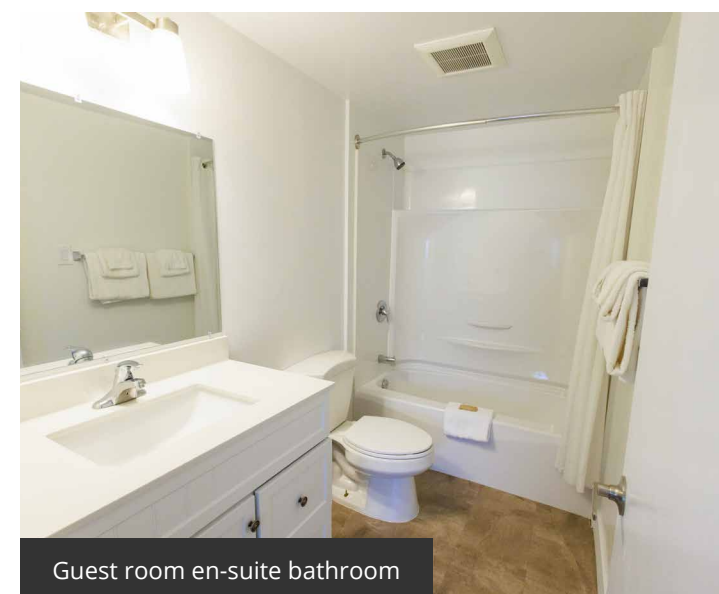
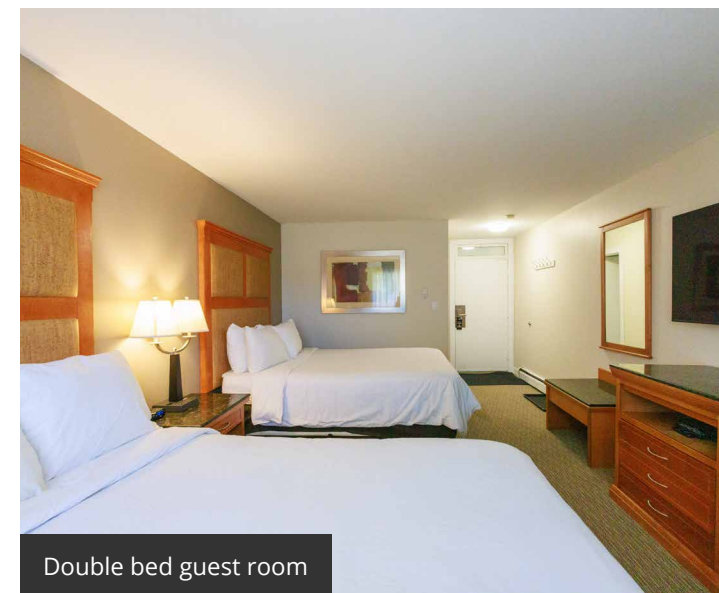
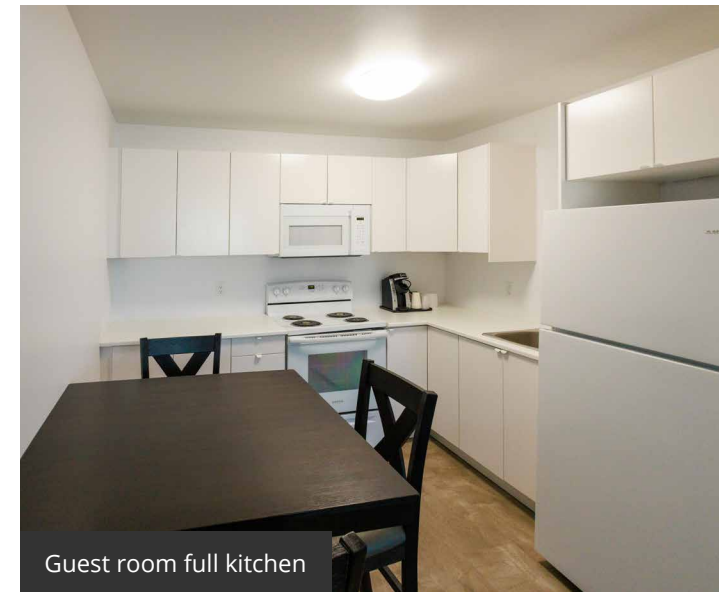
Treat as clear title

OWNERSHIP STATUS






Asset sale

PRICING GUIDANCE










\$7,998,000 (\$99,975 per room)

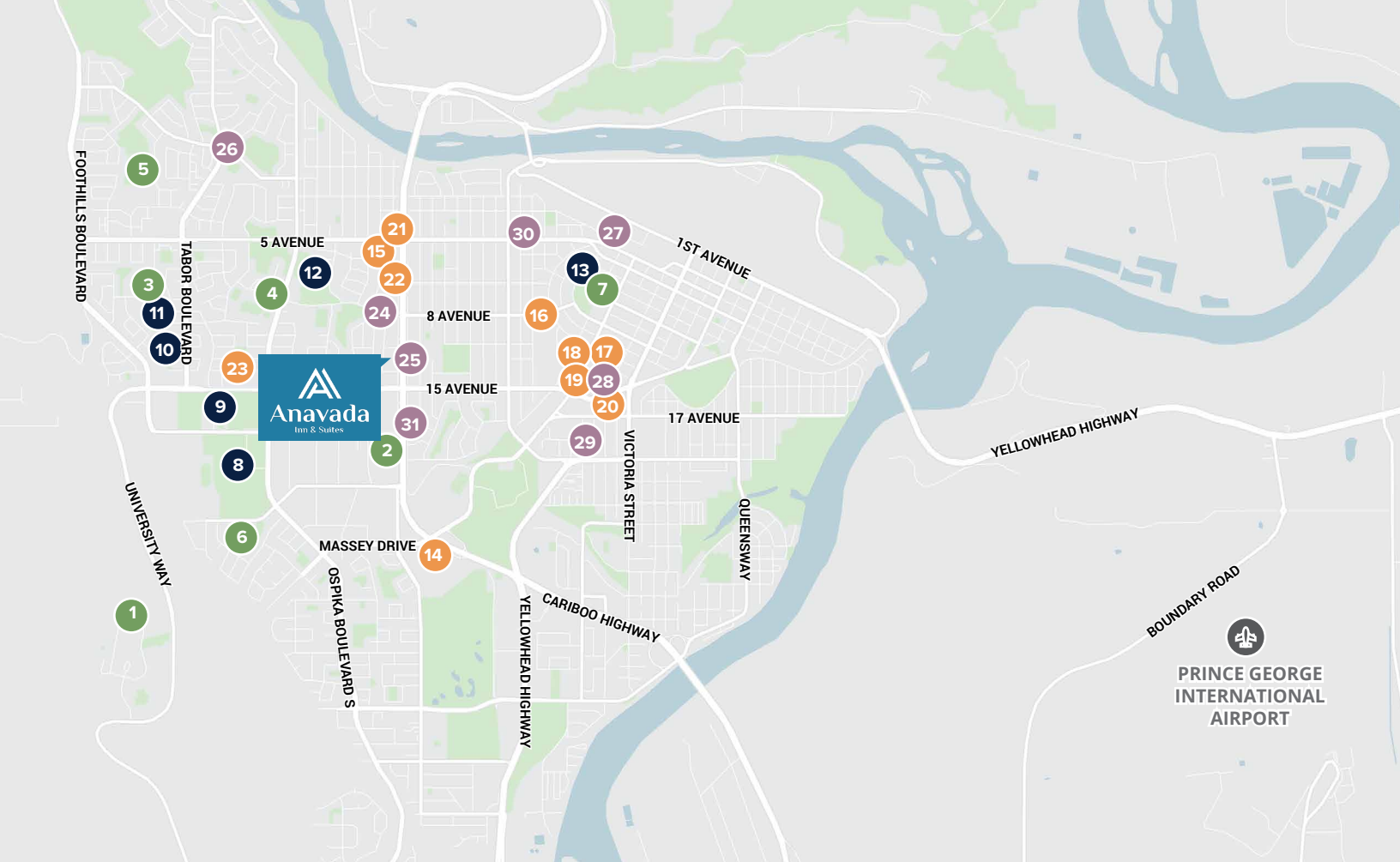


PROPERTY FEATURES

-  80 fully renovated and newly furnished guest rooms
-  4,000 sq ft restaurant (brand new Chaco's restaurant | flexible opportunity for restaurant assumption, lease-back or vacant possession, please contact listing agents)
-  Excellent property condition with no immediate capital improvements needed
-  Decommissioned pool on-site (can be reinstated)
-  Coin-operated laundry room with vending and ice machines

SUITE AMENITIES

-  Fully furnished
-  Key card secure entry
-  Electric baseboard heating
-  In-suite A/C units
-  Flat-screen TVs with cable and streaming services
-  Select units have complete kitchens with microwave, stove-top oven, fridge, and freezer
-  In-suite Keurig coffee machines with complimentary coffee and sides
-  Mini-bar fridge
-  Standing tub showers with ventilated fan in washrooms



EDUCATION

1. University of Northern British Columbia
2. College of New Caledonia
3. Foothills Elementary
4. Ecole Lac Des Bois
5. DP Todd Secondary School
6. Pinewood Elementary School
7. Duchess Park Secondary School

PARKS & ATTRACTIONS

8. Exhibition Park
9. Prince George Aquatic Centre
10. Azure Park
11. Eaglenest Park & Tennis Court
12. Rainbow Park
13. Duchess Park & Fenced Dog Park

SHOPPING AND SERVICES

14. Pine Centre Mall
15. Spruceland Mall
16. Phoenix Pharmacy
17. London Drugs
18. Hudson's Bay
19. Staples
20. Value Village
21. Save-On-Foods
22. Dollarama
23. Liquor Warehouse

RESTAURANTS AND CAFÉS

24. ClayOven Grill
25. Earls Kitchen + Bar
26. Good Chef
27. Dairy Queen
28. Red Robin
29. A&W
30. Domino's Pizza
31. Moxie's

Contact for more information

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