



Paddler's Inn

8865 Grainger Road
Canal Flats, British Columbia
Canada

Investment
Opportunity
for <\$500,000.00 CDN

Opportunity Contact:
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INVESTMENT OPPORTUNITY

- 2,010 Sq. Ft. Commercial Building on 0.24 Acres
- 3 Residential Suites
- 100% Occupied
- Potential Rental Income of \$2,000 per month
- Easily converted to a VRBO or AirBNB



RATES:



THE ANGLERS' SUITE

PEAK SEASON \$195/NIGHT
LOW SEASON \$149/NIGHT
WEEKLY RATE \$950



THE GUIDE'S SUITE

PEAK SEASON \$149/NIGHT
LOW SEASON \$119/NIGHT
WEEKLY RATE \$700



THE CANOE SHOP

PEAK SEASON \$149/NIGHT
LOW SEASON \$119/NIGHT
WEEKLY RATE \$700