

## \$599,000 - 9136 Yellowhead Trail, Edmonton

MLS® #E4429608

**\$599,000**

0 Bedroom, 0.00 Bathroom,  
Business on 0.00 Acres

Yellowhead Corridor East, Edmonton, AB

Profitable Auto Body Shop in Excellent Location – Turnkey Operation with Loyal Clientele! Fantastic opportunity to own a highly profitable and fully equipped auto body business in an excellent, high-visibility location. This established shop comes with a strong and loyal customer base, making it ideal for an experienced professional ready to step out on their own and take over a thriving operation. All major equipment is included in the purchase price, including: Italian-made professional paint booth, Heavy-duty frame straightening machine, Industrial-grade compressor system, Complete set of shop tools. Spanning approximately 8,000 sq ft, the facility offers generous workspace and warehouse storage for vehicles. With five full-time employees, consistent business hours (Mon – Fri: 8AM – 6PM, Sat: 9AM – 6PM), and no franchise fees, this turnkey business is ready for a seamless transition. This is a rare chance to take ownership of a well-established, profitable shop with room to grow.

Built in 1973

### Essential Information

MLS® #	E4429608
Price	\$599,000



Bathrooms	0.00
Acres	0.00
Year Built	1973
Type	Business
Status	Active

### Community Information

Address	9136 Yellowhead Trail
Area	Edmonton
Subdivision	Yellowhead Corridor East
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5B 1G2

### Exterior

Exterior	Block, Mixed
Construction	Block, Mixed

### Additional Information

Date Listed	April 8th, 2025
Days on Market	131
Zoning	Zone 08

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 17th, 2025 at 1:32pm MDT