



**114-116 Second Avenue
Strathmore, Alberta**

MLS # A2224526

Inclusions: 178 seats

1-screen

1- lift curtain

1- curtain motor

3-jbl 4638TH screen speakers

1-jbl 4645 sun

8- EV surround speakers

1-Barco DP2K 10 S digital projector

Stop into the spotlight with this box-office gem in the heart of Strathmore! The historic Joyland Movie Theatre is now playing “Your Next Best Friend” This unique commercial property offers more than just nostalgia—it delivers real-world potential with two distinct revenue streams. Main Feature: The iconic Joyland Theatre, rich with character and history situated on a high-traffic street with excellent visibility and pedestrian access. Bonus Scene: An additional space with a separate entrance, currently being used as a thriving Pilates studio. This bonus area offers immediate passive income Ideal for investors seeking a unique opportunity. With over 5000 sq ft of opportunity, this property has the star power to become a leading attraction in Strathmore’s business district. So whether you're looking to reboot a classic or premiere a new concept, Joyland is ready for its next act. The theatre has been a shining presence in Strathmore for 100 years. This is a great opportunity to buy a turn key business and start your dream of being an entrepreneur ERA 4200 this is one investment portfolio. Please do not approach owner or staff directly. Please call your agent for more information.

1- Blu Ray player

1- 32" monitor

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1- Laptop computer for pre-show music

1- Laptop connected to Doremi server

1- 16oz popcorn machine

1- Gold metal butter dispenser warmer

1- Hoshizaki ice machine

1- Office safe

1- Office desk and chair

1- HP fax/copy machine