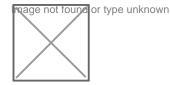


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

615 MAIN STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location

Pincher Creek, Alberta

Listing ID:

20084

MLS ID:

A2035921

\$262,500



△ JANET JONES

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☐ THE VILLAGER REAL ESTATE CO.

403-627-7438

rM1

615 Main Street , Pincher Creek , Alberta T0K 1W0

Transaction Type

For Sale

Title

Days On Market 515

Fee Simple

Year Built

1975

Lot Size (Acres)

0.15

Zoning

C1

Subdivision

NONE

Building Type

Free-Standing, Office Building

Structure Type

Low Rise (2-4 stories)

Property Type

Commercial

2470.00

Reports

None

Property Sub Type

Office

Legal Plan 552LK

Building Area (Sq. M.)

229.47

Lot Size (Sq. Ft.)

6468

Construction Type

Concrete, Wood Siding

Building Area (Sq. Ft.)

Roof

Flat, Tar/Gravel

Foundation Block

Access to Property

On Major Traffic Route

Inclusions

N/A

Restrictions None Known

Heating

Forced Air, Natural Gas

Here is a commercial building with lots of potential and C1 zoning. With this zoning there are many opportunities including retail, restaurant, child care facility and dwelling units as a secondary use plus much more. Currently set up a large reception area, seating area, 5 offices, 2-2 piece baths and a large kitchen area on the main floor with a storage and work area in the drive-out basement, this property could be developed to suit your needs. With the current housing shortage, there may be potential to convert this property to residential with a zoning change! If more room is needed, there is potential for building expansion! New roof in 2010. Motivated seller!

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