

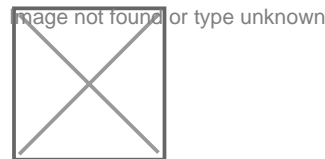
Regional Contact

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2119 20 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Nanton, Alberta

Listing ID:
26792


MLS ID:
A2170109

\$225,000



 **LAURIE GORDON**
 (403) 703-3427

 Century 21 Foothills Real Estate
 403-652-2121

 2119 20 Street , Nanton , Alberta T0L 1R0

Transaction Type For Sale	Title Fee Simple	Days On Market 257
Zoning M-DWT	Subdivision NONE	Building Type Street Level Storefront
Year Built 1948	Structure Type Other	Property Type Commercial
Property Sub Type Mixed Use	Legal Plan 4362I	Building Area (Sq. Ft.) 2483.00
Building Area (Sq. M.) 230.68	Cooling None	Heating Forced Air,Natural Gas
Access to Property Accessible to Major Traffic Route,Back Alley Access	Inclusions N/A	Restrictions None Known
Reports RPR		

*Building for sale(gym business is not part of the sale) Discover a compelling investment opportunity with a tenanted commercial property in downtown Nanton, AB. This prime location ensures not only a busy setting on main street but also the potential for a seamless transition, providing investors with the prospect of long term income and tenant satisfaction. Currently used as a Fitness Gym (gym equipment and supplies not included in the sale. The business is not for sale) the property features a large cardio area, free weight and dumbbell section, office space, therapy room, change room area, 2 piece bathroom and additional storage space. There is tons of room to work with! Parking at the rear of building and angled street parking at the front. Call your fave commercial realtor and book a showing today!

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