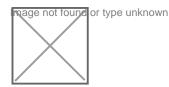


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5018 2ND ST. W FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationClaresholm, Alberta

Listing ID:

28271

MLS ID: A2146178

\$549,000



△ JOHN HART

2 (403) 468-4412

MaxWell Capital Realty

403-253-5678

5018 2nd St. W, Claresholm , Alberta T0L0T0

Transaction Type

For Sale

Title

Fee Simple

Days On Market

407

Zoning

C1

Subdivision

NONE

Building Type

Mixed Use,Office Building

Year Built

1977

Structure Type

Office

Property Type Commercial

Property Sub Type

Office

Legal Plan

147N

Building Area (Sq. Ft.)

4443.00

Building Area (Sq. M.)

412.76

Lot Size (Sq. Ft.)

7812

Lot Size (Acres)

0.18

Parking

3

Construction Type

Brick, Concrete

Roof

Asphalt/Gravel, Flat

Foundation

Poured Concrete, Slab

Heating

Combination, Forced Air, Natural

Gas, Zoned

Lot Features

Corner Lot, Irregular Lot, Low Maintenance Landscape

Inclusions

All office furniture, filing equipment, built in dishwasher and contents of the coffee

room

Restrictions

Call Lister, Restrictive Use Clause

Reports

Floor Plans

This well kept office/retail building is currently set up as an office space but could be used in a variety of ways - retail space, mini mall, medical doctors/nurse practitioner clinic or for whatever your business needs are. It currently features a large reception/waiting area, 1 large office, 6 smaller offices, large board room, printing area, secure file storage room, kitchenette, mens and ladies washrooms, and a utility room. Located in downtown Claresholm with staff parking in back and angle parking out front. With a gross internal area of 4014 sqft, this property is versatile and has a 30 day possession. Better take a look.

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