$359,000 - 4833 And 4835, 52 . Avenue, High Prairie

MLS® #A2120215

$359,000
0 Bedroom, 0.00 Bathroom,
Commercial on 0.39 Acres

NONE, High Prairie, Alberta

Commercial Property for Sale! Great location and Revenue potential in this 2800sq/ft metalclad building located just down from the Post office and all amenities. Consisting of two separate mixed use units each 1400 sq.ft. with the East side currently rented with a long term tenant and generating a revenue of $1500/mth.The west side is also rented and features 4 office spaces, reception area, storage, lunchroom, 2 pc bathroom . West side has a large open reception area, two offices, 2pc bathroom, and plenty of storage. Both units have back alley access. Recent renovations include furnace and ducting (5yrs) air conditioning on west side, some new paint and flooring. Open up your business on one side and supplement your income with the rental income from the other. Plenty of parking as well. Call,text or email for a viewing today!

Built in 1989

Essential Information

MLS® #	A2120215
Price	$359,000
Bathrooms	0.00
Acres	0.39
Year Built	1989
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	4833 And 4835, 52 . Avenue
Subdivision	NONE
City	High Prairie
County	Big Lakes County
Province	Alberta
Postal Code	T0G 1E0

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	6

Interior

Heating	Forced Air, High Efficiency, Natural Gas
Cooling	Partial

Exterior

Lot Description	Back Lane, Level, Street Lighting
Roof	Metal
Construction	Metal Siding
Foundation	Poured Concrete, Slab

Additional Information

Date Listed	April 4th, 2024
Days on Market	393
Zoning	C1

Listing Details

Listing Office	Royal LePage P.V.R. Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.