

# \$1,150,000 - 1101 Main Avenue, Sundre

MLS® #A2217210

**\$1,150,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 2.02 Acres

NONE, Sundre, Alberta

Excellent Industrial Property with Storefront, Offices & Shops on Over 2 Acres! Great Opportunity to Own this Well-Equipped Industrial Property Featuring a Spacious, Fully Fenced Lot and a Versatile Layout Ideal for a Variety of Operations. Situated on Just over 2 acres, this Property Offers a Storefront with Offices, Multiple Shop Spaces, and Extensive Yard Space for Equipment, Storage, or Future Development. The Storefront Area Includes a Welcoming Front Desk and Two Private Offices Behind, Perfect for Administrative Functions. The First Shop/Storage Area Measures 31'4" x 35' and Features an Additional Office and Bathroom. Between the Two Shop Sections, You'll Find a Kitchen Area, Washrooms, and a Dedicated Meeting Room, Offering Convenience and Functionality for Staff or Clients. The Larger Shop Spans 38' x 70'6" and Includes a Mezzanine Level, Adding Valuable Storage or Workspace Options. With Ample Power, Accessibility, and Room to Grow, this Property is Ideal for Trades, Fabrication, Fleet Operations, or as an Investment Opportunity. Don't Miss this Opportunity to Secure a Functional and Flexible Industrial Property with Plenty of Room to Expand!

Built in 1999

## Essential Information



MLS® #	A2217210
Price	\$1,150,000
Bathrooms	0.00
Acres	2.02
Year Built	1999
Type	Commercial
Sub-Type	Industrial
Status	Active

### **Community Information**

Address	1101 Main Avenue
Subdivision	NONE
City	Sundre
County	Mountain View County
Province	Alberta
Postal Code	T0M 1X0

### **Exterior**

Roof	Metal
Foundation	Slab

### **Additional Information**

Date Listed	May 2nd, 2025
Days on Market	106
Zoning	I1

### **Listing Details**

Listing Office	CIR Realty
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