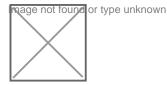


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **101 MAIN STREET FOR SALE**

Commercial Real Estate > Commercial Property for Sale



**Location**Delia, Alberta

Listing ID: 26771

MLS ID: A2169642

\$75,000



A RAELENE NICHOL

**2** (403) 930-8555

□ RE/MAX Complete Realty

**403-930-8555** 

101 Main Street , Delia , Alberta T0J 0W0

**Transaction Type** 

For Sale

**Zoning** C-2

Year Built

2018

**Property Sub Type** 

Mixed Use

Building Area (Sq. M.)

125.12

**Construction Type** 

Vinyl Siding, Wood Frame

Cooling

None

Access to Property
Visual Exposure

Reports Floor Plans Title

Fee Simple

Subdivision

NONE

Structure Type

Retail

Legal Plan

545AY

Lot Size (Sq. Ft.)

11700

Roof

Asphalt Shingle

Heating

Forced Air, Natural Gas

Inclusions

Cooler, shelving, counter

**Days On Market** 

403

**Building Type** 

Free-Standing

Property Type Commercial

Building Area (Sq. Ft.)

1346.80

Lot Size (Acres)

0.27

Foundation

Piling(s)

Lot Features

Back Lane, Corner Lot, Street Lighting

Restrictions

None Known

This Commercial Building located on Main Street Delia, built in 2018, 56 x 24 sq ft, laminate flooring throughout, nice wall paneling, western decor, that gives it a County Fee!. The building is designed to have two separate business locations with a shared bathroom. The front of the building offers main street visibility, ramp for easy access into the building, retail space 28x22, counter/work desk, ceiling hangers, barn door and 9x12 storage space. There is a side access to the 2nd business space 15 x22 that offers great view of Handhills and street parking. This property is situated on a corner lot 30x 130. Plus, 2 other lots, 30 x 130 that can be subdivided. This building is placed on metal pilings therefore is moveable. This Property has Endless of Possibilities, for retail space, office space, leasing or moving the building to another location, subdividing the lots or Just your Dream of having your Own Business.

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