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PROFESSIONAL/OFFICE FOR SALE

Businesses and Franchises for Sale > Business for Sale



Location
Peace River, Alberta



Listing ID:
27307


MLS ID:
A2187389

\$459,000



 **ANDY GAUVREAU**
 (780) 624-1300

 Century 21 Town and Country Realty
 780-624-1300

 9910 97 Avenue , Peace River , Alberta T8S 1S5

Transaction Type

For Sale

Days On Market

228

Business Type

Professional/Office

Zoning

Mixed Commercial

Subdivision

Downtown

Year Built

1980

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Office

Legal Plan

7152BA

Building Area (Sq. Ft.)

4500.00

Building Area (Sq. M.)

418.06

Heating

Natural Gas

InclusionsExisting office
equipment/chattels/supplies**Restrictions**

None Known

Reports

None

4500 sq ft of office space now available divided between two potentially separate units - building is essentially two separate areas with a common hallway and bathrooms. You can have 2 - 2250 sq ft offices - you can rent one and use the other - Its zoned Mixed Commercial Residential so with a little bit of work and permits you could have two rental units as each side is separately metered. The west side has 3 offices, 3 meeting rooms, a lunch room, reception area and a common working area. The east side has 6 offices, a storage/copy room, potential reception area and a small common working area. Great parking in the back of the property with alley access on two sides, outside plug ins for the winter time and its a great location for general access to the downtown area - realistically this property has the potential to be office, retail, maybe even residential. Great value with a multitude of options - dont wait... call today!!!

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