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649 3 STREET SE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Medicine Hat, Alberta

Listing ID:
27486

MLS ID:
A1169834

\$490,000



 **ROD WILSON**
 (403) 548-0156

 **ROYAL LEPAGE COMMUNITY REALTY**
 403-528-4222

 **649 3 Street SE, Medicine Hat, Alberta T1A 0H4**

Transaction Type	Days On Market	Zoning
For Sale	1497	MU-D
Subdivision	Year Built	Structure Type
SE Hill	2009	Retail
Property Type	Property Sub Type	Legal Plan
Commercial	Retail	1491
Building Area (Sq. Ft.)	Building Area (Sq. M.)	Construction Type
3455.00	320.98	Brick, ICFs (Insulated Concrete Forms), Wood Frame
Roof	Foundation	Cooling
Metal	ICF Block	Central Air
Heating	Lot Features	Commercial Amenities
Forced Air, Natural Gas	Corner Lot, Low Maintenance Landscape, Near Public Transit, Near Shopping Center, See Remarks, Street Lighting	Storage, Storefront
Access to Property	Inclusions	Restrictions
Back Alley Access, Direct Access	N/A	None Known
Reports		
Floor Plans		

This 2009 built building is located in the heart of our beautiful city. With its location being on the prime street of downtown, the traffic is high and storefront visibility is huge! With this desirable location it also provides over 3455 SqFt of business space and a basement for storage, meeting anyone's commercial needs. The building was designed to last with ICF concrete blocks, and metal roof. Parking is available directly on the street for your clients and a private parking spot in the rear. Also a huge parkade in the back for staff parking or clients if required. If you're looking to relocate your business or follow your dreams, then look no further. Come have a look.

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