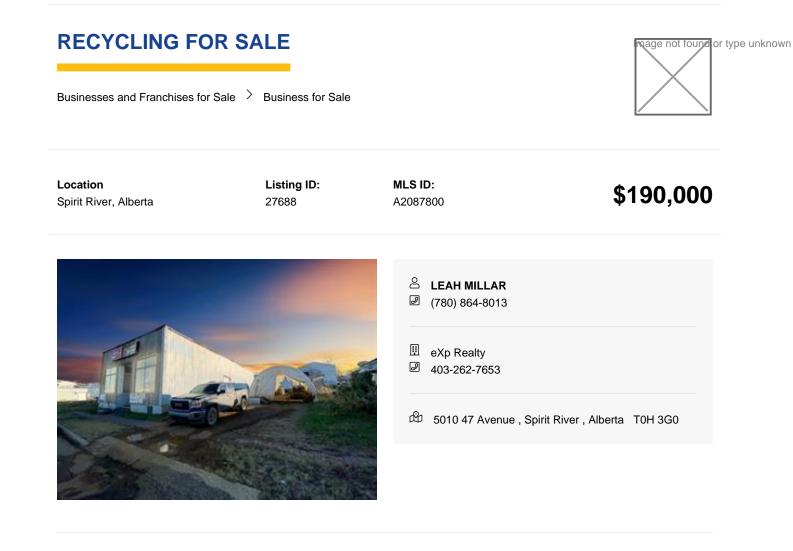


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Transaction Type For Sale

Business Name Spirit River Bottle Depot

Subdivision NONE

Year Built 1956

Property Sub Type Business

Building Area (Sq. M.) 163.97

Heating Natural Gas

Reports None **Title** Fee Simple

Business Type Recycling

Nearest Town Spirit River

Structure Type Warehouse

Legal Plan 7059BD

Construction Type Aluminum Siding ,Wood Siding

Inclusions cash register, 30x40 quonset, and 20x30 cover all tarp, garage/shed Days On Market 555

Zoning Comm

Building Type Warehouse

Property Type Commercial

Building Area (Sq. Ft.) 1765.00

Roof Other

Restrictions None Known

Building and land are currently in use as a store front and warehouse for a bottle/recycling depot. Large double lot, zoned commercial, with 30x40 metal quonset, 23x30 garage/shed and 20x30 coverall tarp building. Back lane access and lots of parking. Inside this building (circa 1950's), you will find large picture windows with open spaced retail area. Office, staff room and washroom at rear of building. Large loading doors on south and west side. Building needs lots of TLC, but tons of potential as a recycle depot or other commercial venture! Spirit River is a bustling rural town about 1 hour North of Grande Prairie. Call to book your viewing today; opportunity awaits you! Financials for the bottle depot are available at in-person viewings with a signed non-disclosure agreement, contact agent for details.

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