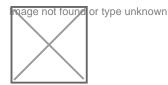


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

4904 54 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationProvost, Alberta

Listing ID:

28314 A2149106

MLS ID:

\$249,900



△ KEN HRUBENIUK

2 (780) 806-3015

■ ROYAL LEPAGE WRIGHT CHOICE REALTY

2 780-842-5327

4904 54 Avenue , Provost , Alberta T9W 3S0

Transaction Type

For Sale

Days On Market

Institutional

Subdivision

Year Built

Structure Type

NONE 1963

Property Type

Property Sub Type

Legal Plan

Commercial

Office

350

4287mc

Zoning

Office

Building Area (Sq. Ft.)

Building Area (Sq. M.)

Roof

4768.00

442.96

Asphalt/Gravel

Foundation

Cooling

Heating

Poured Concrete Central Air Forced Air, Natural Gas

Inclusions

Restrictions

Reports

na

None Known None

Commercial Property for Sale in Provost, Alberta Former Medical and Dental Office Prime commercial real estate opportunity in the heart of Provost! This versatile property, previously utilized as a doctor's and dentist's office, is perfect for medical professionals or businesses seeking a central location with ample space. Property Features: Location: Centrally situated in Provost, with easy access to major roads and local amenities. Building Size: Generous floor plan with multiple examination rooms, private offices, and spacious waiting areas. Parking: Ample parking space for clients and staff. Accessibility: Fully accessible building with ramp access and wide doorways. Additional Features: Large reception area, storage rooms, and break room. Present Owner had building inspected before purchasing, and the building was found to be structurally sound. Zoning Opportunity: This property presents a fantastic opportunity to change zoning and convert the space into desperately needed short-term residential accommodations.

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