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67-71 BRIDGE STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Drumheller, Alberta

Listing ID:
28627

MLS ID:
A2164373

\$660,000



 **PHIL YAN**
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 Grand Realty
 403-460-3888

 67-71 Bridge Street , Drumheller , Alberta T0J 0Y0

Transaction Type	Days On Market	Zoning
For Sale	519	CB
Subdivision	Nearest Town	Building Type
Downtown Drumheller	Canmore	Commercial Mix
Year Built	Structure Type	Property Type
1960	Mixed Use	Commercial
Property Sub Type	Legal Plan	Building Area (Sq. Ft.)
Mixed Use	4317CQ	11880.00
Building Area (Sq. M.)	Construction Type	Roof
1103.68	Concrete	Flat
Foundation	Heating	Inclusions
Poured Concrete	Forced Air,Natural Gas	N/A
Restrictions	Reports	
Call Lister	None	

Exceptional commercial property, located in the heart of Drumheller, offers a lucrative investment opportunity. A generous 11,880 sqft of commercial space, providing ample room for various business ventures. Independent parking lot with 18 designated spaces, ensuring convenience for both clients and employees. Currently generating an annual rental income of \$36,000, a testament to its value as a sound investment. Property tax and equipment & facility maintenance are the responsibility of the tenant. Strategically situated for optimal visibility and accessibility, attracting foot traffic and potential customers. Commercial Zoning providing flexibility for different business types. 1.5 hours drive to Calgary

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