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## 5104 48 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**Provost, Alberta

Listing ID:

29759

MLS ID:

A2201710

\$280,000



- **△** KERRY FRISSELL
- **(780)** 842-0919
- ROYAL LEPAGE WRIGHT CHOICE REALTY
- **2** 780-842-5327
- 5104 48 Street , Provost , Alberta T0B 3S0

**Transaction Type**Days On Market
For Sale
231

SubdivisionBuilding TypeStructure TypeProvostSee RemarksMixed Use

Zoning

R3

Property TypeProperty Sub TypeLegal PlanCommercialMixed Use0941571

Building Area (Sq. Ft.) Building Area (Sq. M.) Heating

1544.00 143.44 Electric, Natural Gas

Inclusions
Refrigerator, Stove, Window Coverings,
Restrictions
Reports

Washer, Dryer, Gazebo.

None Known

Title

Welcome to 5140 48 St. Provost, AB! This private, fully fenced, renovated property offers many business options! Inside, the entry is spacious and provides an option to go up or down. With either choice, you'll discover generous open concept spaces. Head upstairs to find a large open area, complete with separated laundry area, washrooms (3 toilets/2 sinks) and additional storage space areas. Downstairs is complete with ample kitchen space, 2 toilet areas, additional large open space with 2 separate rooms for storage (or quiet baby rooms for daycare if needed!). Step outside on the west end, and you'll find a fantastic space for gatherings, c/w large 40' X 40' deck, playground space or whatever your heart desires! There is also a 12' X 12' attached storage shed with basement access, and supplemental fenced storage space for the extra equipment your business might have! Book your showing today with your favourite realtor!

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