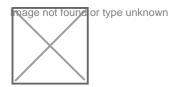


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 4920 51 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location

Rocky Mountain House, Alberta

Listing ID:

30005

MLS ID:

A2205258

\$450,000



△ JODY SAARELA

**(403)** 846-6595

□ RE/MAX real estate central alberta

**403-844-3030** 

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4920 51 Street , Rocky Mountain House , Alberta  $\,$  T4T 1A2  $\,$ 

**Transaction Type** 

For Sale

Title

Fee Simple

**Days On Market** 

157

Zoning

С

Subdivision

NONE

**Building Type** 

Free-Standing,Office Building

Year Built 1950 Structure Type

Low Rise (2-4 stories)

Property Type Commercial

Property Sub Type

Office

Legal Plan

101AJ

Building Area (Sq. Ft.)

3384.00

Building Area (Sq. M.)

314.38

Roof Asphalt Foundation Block

Cooling Heating

Central Air Forced Air, Natural Gas

Inclusions

Reception Desk, Window Coverings

Restrictions
None Known

Reports
Aerial Photos

If you're looking for a move-in ready space for your business check out this 3300 sq ft office building located just a block off main street In Rocky. With a professional and inviting front reception area, the potential for 9 offices plus some flex space, a board room, two washrooms and storage rooms, this building offers a little something for everyone. The south side of the building was added onto in 1998 and everything underwent a substantial upgrade just 7 years ago with new flooring and paint, ceiling and light fixtures. You'll appreciate the front street parking with easy ground level access and there are an additional 4 parking spaces at the back of the building for staff. The current business is moving to a bigger location so this property will be available for possession after June 15.

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