

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.

## 4911 50 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale





**Location**  
Eckville, Alberta



**Listing ID:**  
30234

**MLS ID:**  
A2213077

**\$449,000**



 **JODY SAARELA**  
 (403) 846-6595

 RE/MAX real estate central alberta  
 403-844-3030

 4911 50 Avenue , Eckville , Alberta T0M 0X0

<b>Transaction Type</b> For Sale	<b>Title</b> Fee Simple	<b>Days On Market</b> 301
<b>Zoning</b> Central Commercial	<b>Subdivision</b> NONE	<b>Building Type</b> Commercial Mix
<b>Year Built</b> 2009	<b>Structure Type</b> Mixed Use	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Mixed Use	<b>Legal Plan</b> 0122815	<b>Building Area (Sq. Ft.)</b> 2799.00
<b>Building Area (Sq. M.)</b> 260.03	<b>Lot Size (Sq. Ft.)</b> 9179	<b>Lot Size (Acres)</b> 0.21
<b>Footprint (Sq. Ft.)</b> 1996	<b>Construction Type</b> Metal Siding ,Wood Frame	<b>Roof</b> Metal
<b>Foundation</b> Slab	<b>Heating</b> Natural Gas,Radiant	<b>Inclusions</b> Hoist, Hotsie Pressure Washer, Air Compressor in Shop, Office Furniture is Negotiable
<b>Restrictions</b> None Known	<b>Reports</b> RPR	

Calling all small business owners! Here's a great opportunity in Eckville for a commercial shop and office space with a fenced yard and parking area. The 2009 building features a 32 x 40' shop, with a 16' overhead door and radiant heat, front reception area and one office on the main floor plus two additional offices on the second level, accessible from both the front area and the shop side. The overhead hoist, pressure washer and air compressor are included and office furniture is negotiable. The almost mirror image of this property is also available, mls A2211262 on a separate title. If you need a little more space consider buying both! Owner will also consider leasing.

**Disclaimer** - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.