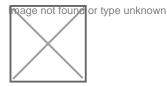


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5209 49A AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location Bentley, Alberta Listing ID: 30623

MLS ID: A2221950

\$529,900



△ KEVIN LAPP

2 (403) 887-1237

■ eXp Realty

403-887-1237

5209 49A Avenue , Bentley , Alberta TOC 0J0

Transaction Type

For Sale

Days On Market

66

Zoning

12

Subdivision

NONE

Year Built

2011

Structure Type Mixed Use

Property Type

Commercial

Property Sub Type

Office

Legal Plan 8020604

Building Area (Sq. Ft.)

4049.00

Building Area (Sq. M.)

376.16

Reports

Inclusions

Fridge, Stove, Dishwasher Microwave

Hood Fan, Storage Shed

Restrictions

None Known

Floor Plans,RPR,Title

Prime Office Building in Downtown Bentley – 4,046 SF Exceptional opportunity to own a well-maintained commercial office building in the heart of Bentley. This 4,046 sq ft building features 7 spacious offices, a dedicated meeting room, print room, and a large kitchen/staff area. Designed for functionality, the property also includes 4 washrooms, a patio with BBQ area for team gatherings, and a basement crawl space for additional storage. Efficiently serviced with 2 furnaces and 2 hot water tanks, this space is ideal for professional or administrative users seeking a central location with ample room for growth.

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