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5021 47 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Vermilion, Alberta



Listing ID:
31612


MLS ID:
A2246179

\$119,900



 **SHAWN JACULA**
 (780) 581-9011

 **RE/MAX PRAIRIE REALTY**
 780-853-2120

 5021 47 Avenue , Vermilion , Alberta T9X 1J6

Transaction Type For Sale	Days On Market 1	Zoning C2
Subdivision NONE	Building Type Commercial Mix	Year Built 1974
Structure Type Industrial	Property Type Commercial	Property Sub Type Mixed Use
Legal Plan 271KS	Building Area (Sq. Ft.) 1840.00	Building Area (Sq. M.) 170.94
Lot Size (Sq. Ft.) 14262	Lot Size (Acres) 0.33	Construction Type Concrete,Metal Siding ,Mixed
Foundation Poured Concrete	Lot Features Corner Lot,Level,Near Public Transit	Commercial Amenities Floor Drain(s)/Grease Trap(s)
Access to Property Accessible to Major Traffic Route,Front and Rear Drive access,Direct Access	Inclusions n/a	Restrictions None Known
Reports None		

Don't miss this versatile commercial property offering excellent exposure and functionality just off a major highway. Built in 1974 and spanning 1,840 sq ft, this building is ideal for a wide range of business operations. The property features three spacious bays, including two with large overhead doors — perfect for automotive, service-based, or industrial use. Property Features: Zoned C2 – General Commercial; 1,840 sq ft of usable space; 3 bays – convert to suit your business needs; Easy access to major highway – prime location for visibility and logistics; Room for parking or outdoor storage; Whether you're an owner-operator, entrepreneur, or investor, this well-located property provides a strong foundation for your next commercial venture.

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