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STORAGE FOR SALE

Businesses and Franchises for Sale > Business for Sale



LocationDidsbury, Alberta

Listing ID: 31777

MLS ID: A2249845

\$1,699,000



 $\stackrel{\triangle}{=}$ DAVE HOGARTH

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□ Century 21 Bravo Realty

403-556-4000

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8-1415 Sec 582 Highway , Didsbury , Alberta T0M 0W0

Transaction Type

For Sale

Days On Market

Business Name

103

I-BP

Mountain View Storage

Business Type

Storage

Zoning

NONE

Nearest Town

Didsbury

Building Type Home-Based Year Built 1950

Subdivision

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Industrial

Legal Plan

3950JK

Building Area (Sq. Ft.)

1149.00

Building Area (Sq. M.)

106.74

Lot Size (Sq. Ft.)

337590

Lot Size (Acres)

7.75

Roof

Asphalt Shingle

Foundation

Block

Electric

Single Phase

Heating

Forced Air, Natural Gas

Inclusions

Access to Property

Paved Road

4 Storage Units (8'X16'), 4 "Truck Box" units, Compressor in Shop, Stove,

Fridge, Dishwasher, Sump Pump

Restrictions

None Known

Reports

Financial Statements

Set on 7.75 acres with sweeping valley views, this unique property offers both privacy and opportunity. The 1,149 sq.ft. home has seen numerous renovations, creating a comfortable and welcoming living space. Beyond the home, the property features two substantial income streams: a fully fenced RV storage area with a powered security gate for renters, and a communications tower, making it an ideal live-and-work setup. A 25x30 heated shop with overhead and in-floor heat, plus a mezzanine level, provides the perfect space for projects, storage, or business use. Whether you're looking for a peaceful retreat, a revenue-generating investment, or a property that blends lifestyle with work, this acreage delivers it all.

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