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223 MAIN STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Cardston, Alberta



Listing ID:
31935


MLS ID:
A2252052

\$179,000



 **TOBIN WOOD**
 (403) 332-1924

 **SUTTON GROUP - LETHBRIDGE**
 403-320-6411

 223 Main Street , Cardston , Alberta T0K0K0

Transaction Type For Sale	Days On Market 148	Zoning C1 Commercial
Subdivision NONE	Year Built 1910	Structure Type Retail
Property Type Commercial	Property Sub Type Retail	Legal Plan 1793E
Building Area (Sq. Ft.) 2200.00	Building Area (Sq. M.) 204.38	Inclusions none
Restrictions None Known	Reports Call Lister	

Step into a piece of history with this beautifully preserved retail space, originally built in 1910. This classic store front features the old western feel with wood floors and stunning antique style ceiling. Bursting with Character and charm, this property offers a unique atmosphere perfect for a gallery, coffee shop or specialty retail venture This an opportunity to own a substantial commercial building in the heart of Cardston's retail corridor. Located on Main Street, this high-visibility property offers about 4,400 sq. ft. of total space, including a 2,200 sq. ft. main floor retail area and an undeveloped second level with tremendous potential for expansion, office space, or storage. Previously operated as a retail store (the store has moved to a new location in Cardston), this versatile space is also well-suited for a variety of commercial uses—whether you're opening a new retail shop, restaurant, professional office, or service-based business. The building next door to the south is also available to lease and the seller may consider selling it too. Cardston is a growing town with a demand for retail and commercial services to support both the Town of Cardston, Cardston County, and the nearby Kainai (Blood Tribe) First Nation. Commercial properties of this size and location are rarely available, making this an excellent investment or business opportunity.

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