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10124 100 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationGrande Prairie, Alberta

Listing ID: 32122

MLS ID: A2255301 \$925,000



[△] TIM BLAKE

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r<u>P</u>n

10124 100 Avenue , Grande Prairie , Alberta T8V0V5

Transaction Type

For Sale

Days On Market

Zoning CC

62

Subdivision

Central Business District

Year Built 1946

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Mixed Use

Legal Plan 1410AC

Building Area (Sq. Ft.)

Building Area (Sq. M.)

Heating

10342.00

960.80

Boiler, Natural Gas

Inclusions

7 fridges and 7 stoves, coin operated

washer and dryer

Restrictions None Known

Reports None

INVESTMENT OPPURTUNITY FULLY OCCUPIED Mixed use building features 2 commercial units and 7 residential apartments in the heart of downtown Grande Prairie. Commercial tenants are very long term and residential units always in high demand giving you long term reliable cashflow. Tenant parking located behind the building . Also has coin operated laundry for additional income. Priced to sell at an attractive 8.5% Cap rate!

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