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121 CENTRE STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale




Location
Vulcan, Alberta



Listing ID:
32202


MLS ID:
A2258525

\$140,000



 **MATT MCBEAN**
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 CIR Realty
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 121 Centre Street , Vulcan , Alberta T0L 2B0

Transaction Type For Sale	Title Fee Simple	Days On Market 21
Zoning RETAIL / COMMERCIAL C-1	Subdivision NONE	Building Type Retail
Year Built 1950	Structure Type Retail	Property Type Commercial
Property Sub Type Business	Legal Plan 7000AG	Building Area (Sq. Ft.) 1788.16
Building Area (Sq. M.) 166.12	Construction Type Other,Stucco	Roof Asphalt,Membrane
Foundation Block	Cooling Central Air	Heating Forced Air,Natural Gas
Lot Features Back Lane,Near Shopping Center	Commercial Amenities Storage,Storefront	Access to Property Accessible to Major Traffic Route,Back Alley Access,Major Shopping Nearby
Inclusions None Included - Negotiable with Offer	Restrictions Encroachment,Restrictive Covenant-Building Design/Size	Reports Title

Prime Commercial Opportunity on Centre Street! This well-maintained building offers a spacious storefront with excellent street exposure, making it ideal for a wide range of businesses. Recent upgrades include updated flooring, roofing, and air conditioning. Additional features include a private office, washroom, and a functional basement providing valuable storage space. Business and inventory may also be available for purchase under separate negotiation, offering a turnkey opportunity for the right buyer. Call your favourite COMMERCIAL REALTOR®. Do not approach staff or visit the business during operating hours.

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