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40 3 AVENUE W FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Drumheller, Alberta

Listing ID:
32241

MLS ID:
A2259221

\$157,500



 **HEATHER VANDYK**
 (403) 321-1795

 RE/MAX Now
 403-823-7325

 40 3 Avenue W, Drumheller , Alberta T0J0Y0

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|-------------------------------------------|-----------------------------------------------------------------------------|------------------------------------|
| Transaction Type For Sale | Days On Market 248 | Zoning DT |
| Subdivision Downtown Drumheller | Year Built 1935 | Structure Type Mixed Use |
| Property Type Commercial | Property Sub Type Mixed Use | Legal Plan 3099AD |
| Building Area (Sq. Ft.) 954.00 | Building Area (Sq. M.) 88.63 | Foundation Other |
| Heating Forced Air,Natural Gas | Inclusions Built in Desk, Kitchen Cabinetry, Fridge, Microwave | Restrictions None Known |
| Reports None | | |

Calling Artists ! Welcome to Ateliero Verda . Gallery and Studio space. Located in Downtown Drumheller. This building has 2 different store front areas, a workspace in the back with sink, and a bathroom, kitchenette and nook for napping or office. There is even parking or future patio area in the Back. Please Note This is a building only Sale. DT Zoning so bring your imagination for the space. To support an active, thriving, mixed-use downtown with high quality public spaces, successful businesses, pedestrian connectivity, and street-level activity. Development is characterized by a larger scale of mixed-use buildings than is possible elsewhere in the Valley. New development enables a diverse streetscape with a strong relationship between buildings and the street. Residential development consists primarily of buildings with multiple dwelling units, and in many cases, ground floor commercial uses.

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