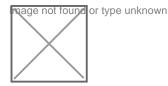


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 726 MAIN FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**Pincher Creek, Alberta

Listing ID: 32275

MLS ID: A2260184 \$150,000



<sup>△</sup> RYLAN BROWN

(403) 339-5380

■ REAL BROKER

**1855-623-6900** 

726 Main , Pincher Creek , Alberta T0K 1W0

**Transaction Type** 

For Sale

Subdivision

NONE

**Structure Type** 

Mixed Use

Legal Plan

460B

Construction Type
Aluminum Siding

Heating

Forced Air, Natural Gas

Reports None Title

Fee Simple

**Building Type**Commercial Mix

Property Type

Commercial

**Building Area (Sq. Ft.)** 

1072.00

Roof

Flat

Inclusions N/A Zoning

C1

Year Built

1972

**Property Sub Type** 

**Business** 

Building Area (Sq. M.)

99.59

Cooling Central Air

Restrictions

None Known

Opportunity awaits in the heart of Main Street! This 1,072 sqft commercial building offers a refreshed exterior and an open floor plan, ready for your personal vision. Whether you're looking to create a retail shop, professional office, or another exciting venture, the C1 zoning provides plenty of flexibility. Central air conditioning ensures comfort during the summer months, and the property also includes convenient employee parking at the rear. A prime location with endless potential, this is your chance to bring a new business to life in the core of the community.

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