

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.

4704 49 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Camrose, Alberta

Listing ID:
32284

MLS ID:
A2260139

\$729,000



 **WALLY WRUBLESKI**
 (780) 781-7323

 Central Agencies Realty Inc.
 780-672-4495

 4704 49 Avenue , Camrose , Alberta T4V 3K9

Transaction Type	Title	Days On Market
For Sale	Fee Simple	124
Zoning	Subdivision	Year Built
C2	Downtown Camrose	1977
Structure Type	Property Type	Property Sub Type
Mixed Use	Commercial	Mixed Use
Legal Plan	Building Area (Sq. Ft.)	Building Area (Sq. M.)
RN28C	7800.00	724.64
Foundation	Inclusions	Restrictions
Poured Concrete	NA	None Known
Reports		
None		

BUILDING WITH LONG TERM TENANTS SHOWS EXCELLENT RETURN! This building is fully leased with 80% of the tenants being the same over the past number of years. There is ample parking for customers and owners behind the building. The location is IDEAL as it is close to main street. Existing tenants are a mix of professional, retail and service industry. Returns are excellent so this is an opportunity to own commercial property with less management required than residential property!

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.