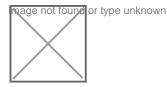


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **104 MAIN FOR SALE**

Commercial Real Estate > Commercial Property for Sale



**Location**Carseland, Alberta

Listing ID: 32394

**MLS ID**: A2262106

\$2,050,000



**△** PETER NAM

- **2** (403) 287-3880
- RE/MAX House of Real Estate
- **403-287-3880**
- 104 Main , Carseland , Alberta T0J 0M0

Transaction TypeDays On MarketZoningFor Sale1C2

SubdivisionBuilding TypeYear BuiltNONERetail, See Remarks1982

Structure Type Property Type Property Sub Type

Retail Commercial Retail

Legal Plan Building Area (Sq. Ft.) Building Area (Sq. M.)

4610AV 12600.00 1170.57

InclusionsRestrictionsReportsN/ASee RemarksLeases

Great opportunity to own the shopping plaza, located in Carseland AB. 35 minutes from Calgary. Only shopping centre in small town. In the building there are restaurant and lounge with 5 VLT's - have been upgraded for recent a few years, liquor store, post office, auto part retail shop, grocery store - pharmacy, ATB bank branch in it. Total 6 tenants with triple net. The building rent roll can be released to the serious buyer only upon signing the confidential agreement on it. Please do not approach the tenant or the staff without the appointment.

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