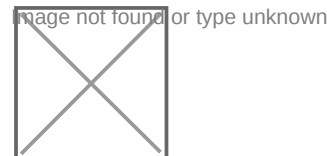


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4832 49 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Rocky Mountain House, Alberta

Listing ID:
32826

MLS ID:
A2269061

\$359,900



 **HEATHER THOMPSON**
 (403) 845-7772

 Century 21 Westcountry Realty Ltd.
 403-845-7772

 4832 49 Street , Rocky Mountain House , Alberta T4T 1P9

Transaction Type For Sale	Days On Market 20	Zoning C
Subdivision NONE	Building Type Office Building	Year Built 1980
Structure Type Office	Property Type Commercial	Property Sub Type Office
Legal Plan 101AJ	Building Area (Sq. Ft.) 2573.00	Building Area (Sq. M.) 239.04
Lot Size (Sq. Ft.) 6100	Lot Size (Acres) 0.14	Roof Metal
Cooling Central Air	Heating Forced Air,Natural Gas	Inclusions none
Restrictions None Known	Reports Floor Plans,None	

Excellent office building! Single story building consisting of 5 offices, 2 bathrooms, 2 meeting rooms, staff room and approximately 860 sq. ft. of cold storage. There are 2 forced air furnaces and in floor heat in the front portion of the building (not presently working) & roof top air conditioning, The building itself is concrete block perimeter walls....gable style roof is wood frame with metal cladding. Vinyl siding with metal front and rear. Flooring is newer vinyl. Overall, the building is in good condition....tenants in place with a three year lease (2.5 yrs. to left on lease). Parking at the rear of the building.

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