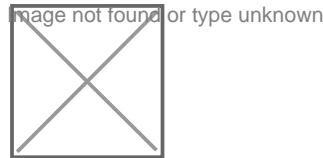


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

217 SECOND AVE & 216 THIRD AVENUE W FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Cochrane, Alberta

Listing ID:
32854

MLS ID:
A2270580

\$875,000



 **KEN MORRIS**
 (403) 253-1901

 Royal LePage Benchmark
 403-253-1901

 217 Second Ave & 216 Third Avenue W, Cochrane , Alberta T4C 2E7

Transaction Type	Title	Days On Market
For Sale	Fee Simple	62
Zoning	Subdivision	Year Built
C-HD	Downtown	1937
Structure Type	Property Type	Property Sub Type
Other	Commercial	Mixed Use
Legal Plan	Building Area (Sq. Ft.)	Building Area (Sq. M.)
2033R	0.00	0.00
Lot Size (Sq. Ft.)	Lot Size (Acres)	Access to Property
11050	0.25	Back Alley Access
Inclusions	Restrictions	Reports
None	See Remarks	Aerial Photos

Investors and Developers have a look at this centrally located property next to the 1A Hwy in Cochrane. Ideally situated these two lots have fantastic highway exposure and are available as a packaged deal! With over 11,050 sq.ft. of land zoned Historic Downtown District. Zoning allows Maximum 6 story building subject to Town of Cochrane approval. With access available off of 2nd Street West via easement across 209 Second Ave W, this land is prime property for your next project. Property on the north side is also available to purchase giving you a larger land base. Check MLS #A2270604

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