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10022 99 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Peace River, Alberta



Listing ID:
33249


MLS ID:
A2275113

\$290,000



 **ANDY GAUVREAU**
 (780) 624-1300

 Century 21 Town and Country Realty
 780-624-1300

 10022 99 Street , Peace River , Alberta T8S1S4

Transaction Type

For Sale

Days On Market

65

Zoning

Commercial

Subdivision

Downtown

Building Type

Commercial Mix

Year Built

1953

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Mixed Use

Legal Plan

5255BD

Building Area (Sq. Ft.)

2480.00

Building Area (Sq. M.)

230.40

Inclusions

NA

Restrictions

None Known

Reports

None

Great building to start the ownership process with!! 2 separate units in the same building - one is currently set up as a hair salon and the other is a fully furnished 2-3 office space. Both utilize the available space to fit each type of use to the unique space that each accommodate. Both units are between 1200-1300 sq ft so easy for any business to fit the appropriate use. The hair salon portion has large reception/waiting area, equally large work area with some workstations. large storage and laundry area plus a 2 piece bathroom.. The office side has 2 large offices with a third area that could be office/storage or small meeting area. The reception has a moderate workstation with a waiting area that has seating for 5-6 people. There is a storage area, coffee room and a 2 piece bathroom. Great value and with two separate units if you have a vacancy you will still have an income producing unit, Both these units are available for rent as well

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