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## 12, 107 SWANSON DRIVE FOR SALE



Commercial Real Estate > Commercial Property for Sale

**Location**  
Hinton, Alberta

**Listing ID:**  
33511

**MLS ID:**  
A2278243

**\$159,500**



 **DEBBIE WORKUN**  
 (780) 740-5708

 COLDWELL BANKER HINTON REAL ESTATE  
 780-865-1988

 12, 107 Swanson Drive , Hinton , Alberta T7V 1H1

<b>Transaction Type</b> For Sale	<b>Title</b> Fee Simple	<b>Days On Market</b> 109
<b>Zoning</b> I-BUS	<b>Subdivision</b> Hardisty	<b>Building Type</b> Condo Complex,Mixed Use
<b>Year Built</b> 1995	<b>Structure Type</b> Mixed Use	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Industrial	<b>Legal Plan</b> 0420281	<b>Building Area (Sq. Ft.)</b> 1019.72
<b>Building Area (Sq. M.)</b> 94.73	<b>Footprint (Sq. Ft.)</b> 1019	<b>Construction Type</b> Mixed
<b>Roof</b> Flat	<b>Commercial Amenities</b> Mezzanine	<b>Access to Property</b> Accessible to Major Traffic Route,Paved Lane
<b>Inclusions</b> Desk, Chair, Shelving, Work Bench	<b>Restrictions</b> None Known	<b>Reports</b> Condo/Strata Bylaws

Home business outgrown your home? This bay space may be just what you are looking for. It has an open garage space (approx 32'x24'), a mezzanine that can be used as an office or storage space, a 2 pc bath, has a man door & an overhead door as well. Low condo fees (\$317.48). Located in the valley just off Switzer Drive, across from the mill.

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