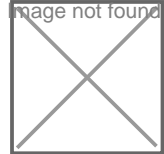


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

645 SPENCER STREET SE FOR SALE

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Commercial Real Estate > Commercial Property for Sale

Location
Medicine Hat, Alberta



Listing ID:
33587


MLS ID:
A2279534

\$260,000



 **JEN BOYLE**
 (403) 458-3974

 GRASSROOTS REALTY GROUP
 587-777-7276

 645 Spencer Street SE, Medicine Hat , Alberta T1A1Y9

Transaction Type For Sale	Days On Market 110	Zoning MU
Subdivision River Flats	Building Type Manufacturing	Year Built 1965
Structure Type Mixed Use	Property Type Commercial	Property Sub Type Mixed Use
Legal Plan 745M	Building Area (Sq. Ft.) 2922.00	Building Area (Sq. M.) 271.46
Inclusions See equipment list	Restrictions None Known	Reports Chattel/Equipment

Turn-Key Sign Business Available for Sale! Here's your chance to take over a successful, long-running sign company with an established clientele and strong community presence. This opportunity includes the assumption of the existing lease, along with the equipment, vehicles, inventory, and customer list—providing a solid foundation for an owner-operator or entrepreneur looking to step into a proven operation. Whether you're expanding an existing business or starting fresh with a recognizable local brand, this is a rare opportunity in a high-demand industry. Confidential listing—please do not approach the business or staff directly. Call your REALTOR® today to discuss your business goals and next steps.

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