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50 UPLAND BOULEVARD W FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Brooks, Alberta

Listing ID:
34532

MLS ID:
A2294155

\$1,200,000



 **TAMMY CYR**
 (403) 793-0249

 Century 21 Foothills Real Estate
 403-793-2120

 50 Upland Boulevard W, Brooks , Alberta T1R 0N9

Transaction Type

For Sale

Days On Market

61

Zoning

C-G

Subdivision

Central

Year Built

2019

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Mixed Use

Legal Plan

2210264

Building Area (Sq. Ft.)

6500.00

Building Area (Sq. M.)

603.86

Lot Size (Sq. Ft.)

35922

Lot Size (Acres)

0.82

Inclusions

N/A

Restrictions

None Known

Reports

None

PRIME COMMERCIAL PROPERTY!! Built in 2018-19 this property has great exposure to a high traffic area & sits on a .83 acre lot providing you with ample parking. This property provides you with plenty of options - if you're looking for your own professional space OR if you're looking for an Investment Property, this could be it! The 6500 square foot space features a reception & waiting area, office space, examination rooms, surgical procedure rooms, x-ray room, kitchen area, laundry area, 1 half bath & a 3 piece bath plus 30 X 34 garage/shop area with a 10' overhead door . The building is at ground level for easy access & wheel chair accessible. Zoned Commercial General. BUILDING & LAND FOR SALE ONLY!! Please do NOT disturb the Tenants.

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