$625,000 - 4802 49 Street, Hardisty

MLS® #A2124751

$625,000

0 Bedroom, 0.00 Bathroom,
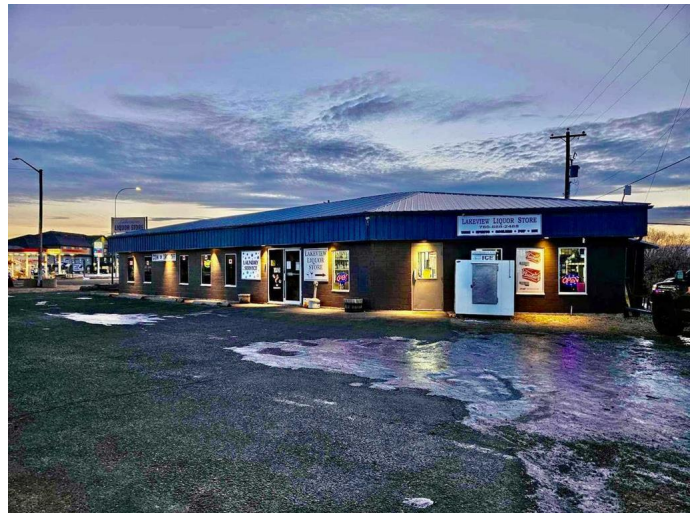Commercial on 0.00 Acres

NONE, Hardisty, Alberta

We know the saying... LOCATION, LOCATION, LOCATION. Convenience and maximum visibility with Highway frontage within close proximity to 4 hotel/motels, Hardisty Golf Course, Hardisty Lake Park and Rodeo Grounds. This turn key business/building has successfully been in business since 2011. Large walk in cooler for cold drink storage. Ample paved parking area for all patrons. Lots of room to expand or lease out space for another business.   This 3035 sq ft building has been meticulously maintained. New furnaces and A/C Unit in the last 5 yrs as well as the entire exterior of the building was painted recently. Excellent opportunity to own a thriving business or expand your business portfolio. Stock will be sold separately.

Built in 1997

Essential Information

MLS® #	A2124751
Price	$625,000
Bathrooms	0.00
Acres	0.00
Year Built	1997
Type	Commercial
Sub-Type	Business
Status	Active

Community Information

Address	4802 49 Street
Subdivision	NONE
City	Hardisty
County	Flagstaff County
Province	Alberta
Postal Code	T0B1V0

Amenities

Parking Spaces	10

Interior

Heating	Forced Air, Natural Gas
Cooling	Central Air

Exterior

Lot Description	Back Lane, Corner Lot, Near Golf Course, Irregular Lot, Low Maintenance Landscape, Landscaped, Level, Street Lighting
Roof	Metal
Construction	Concrete
Foundation	Brick/Mortar

Additional Information

Date Listed	April 19th, 2024
Days on Market	486
Zoning	Highway Commercial

Listing Details

Listing Office	Clear Choice Realty