# \$495,000 - 4919 48 Street, Red Deer

MLS® #A2102168

## \$495,000

0 Bedroom, 0.00 Bathroom, Commercial on 0.07 Acres

Downtown Red Deer, Red Deer, Alberta

Ideal property for a user owner in the downtown core. Very close walking distance to all the downtown amenities and businesses and there are three parking stalls at the back of the building. The main floor is leased until 2027 and it includes office space including three offices, a boardroom or forth office, a reception area, work room, open area, and storage room. The main floor has its own furnace, air conditioned, double doors for unloading and its own washroom. The second floor has it's own separate entrance and includes two separate office spaces which both have two offices and large reception work areas, two bathrooms. One office has a kitchenette. Lease one area or the whole second floor. Ideal situation for an investor to use second floor while receiving income from main floor lease. Lease information available for main and second floor. Lease information MLS #2102172

Built in 1978

#### **Essential Information**

MLS® # A2102168

Price \$495,000

Bathrooms 0.00 Acres 0.07

Year Built 1978

Type Commercial

Sub-Type Mixed Use







Status Active

# **Community Information**

Address 4919 48 Street

Subdivision Downtown Red Deer

City Red Deer County Red Deer

Province Alberta

Postal Code T4N 1S8

### **Additional Information**

Date Listed January 17th, 2024

Days on Market 653 Zoning C1

## **Listing Details**

Listing Office Royal LePage Lifestyles Realty

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