

# \$799,000 - 4948 54th Avenue, Red Deer

MLS® #A2201614

**\$799,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.48 Acres

Railyards, Red Deer, Alberta

0.48 Acres! Option to buy and continue to make income with Wallah Signs or own and use amazing flat land and industrial building, or lease and keep for an amazing redevelopment opportunity. Many options to purchase and be in the Railyard community in the core of Red Deer. Building has new roof! and 2 operational manual cranes inside the building. 600sqft of additional usable storage in the second floor. Come with your ideas for this building or hold for future development as the city decides on medium-high density plans.

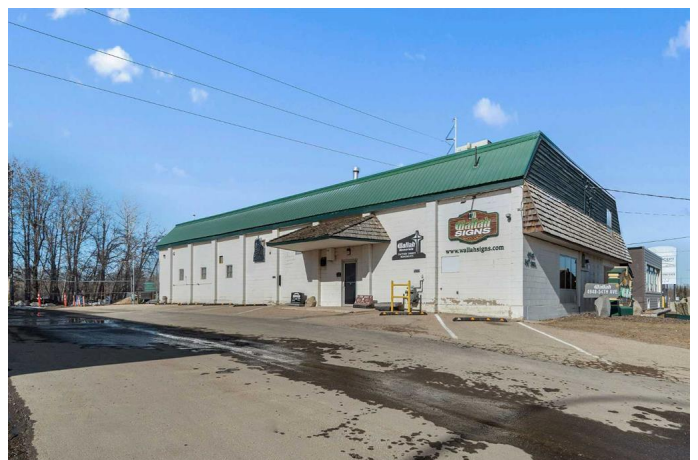
Built in 1962

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2201614   |
| Price      | \$799,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.48       |
| Year Built | 1962       |
| Type       | Commercial |
| Sub-Type   | Mixed Use  |
| Status     | Active     |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 4948 54th Avenue |
| Subdivision | Railyards        |
| City        | Red Deer         |
| County      | Red Deer         |
| Province    | Alberta          |



Postal Code T4N 5K8

### **Amenities**

Utilities Electricity Available, Sewer Connected, Water Connected, High Speed Internet Available, Natural Gas Available, Phone Available

Parking Spaces 50

### **Interior**

Heating Natural Gas, Space Heater

Cooling Central Air

### **Exterior**

Lot Description Backs on to Park/Green Space, Level, Open Lot

Roof Flat Torch Membrane

Foundation Poured Concrete

### **Additional Information**

Date Listed March 14th, 2025

Days on Market 79

Zoning DC(28)

### **Listing Details**

Listing Office RE/MAX House of Real Estate

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