$1,775,000 - 124 50 Street, Edson

MLS® #A2146094

$1,775,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.22 Acres

NONE, Edson, Alberta

COMMERCIAL INVESTMENT!.. LONG TERM ANCHOR TENANTS!.. DOWNTOWN LOCATION!.. HIGHWAY 16 FRONTAGE!.. This 12,500+- sq. ft. Two Story Retail Strip/Multi-Tenant Office Building is zoned C-1 Commercial and sits on a 9750 sq. ft. lot located on Main Street (50th Street) in downtown Edson at the lights on the corner of 50th and 2nd Avenue (Hwy 16 Eastbound). The main level features three tenants, including the RBC Bank of Canada. The second level has Five additional tenants including a busy longstanding Dental office. One additional office/retail space is available for lease or could be used for your own purposes. Covered/uncovered parking available at the back of the building and street parking available. Many upgrades have been completed over the past several years including the roof, rooftop furnace/air conditioning units, bathroom upgrades, some office renovations and paint. Feature Sheet available upon request.

Built in 1980

Essential Information

MLS® #	A2146094
Price	$1,775,000
Bathrooms	0.00
Acres	0.22
Year Built	1980

Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	124 50 Street
Subdivision	NONE
City	Edson
County	Yellowhead County
Province	Alberta
Postal Code	T7E 1X7

Amenities

Parking Spaces	6

Interior

Heating	Forced Air, Natural Gas

Exterior

Construction	Concrete
Foundation	Slab

Additional Information

Date Listed	July 8th, 2024
Days on Market	375
Zoning	CBD - Central Business Di

Listing Details

Listing Office	CENTURY 21 TWIN REALTY