# \$549,000 - 5018 2nd St. W, Claresholm

MLS® #A2146178

#### \$549,000

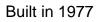
0 Bedroom, 0.00 Bathroom, Commercial on 0.18 Acres

NONE, Claresholm, Alberta

This well kept office/retail building is currently set up as an office space but could be used in a variety of ways - retail space, mini mall, medical doctors/nurse practitioner clinic or for whatever your business needs are. It currently features a large reception/waiting area, 1 large office, 6 smaller offices, large board room, printing area, secure file storage room, kitchenette, mens and ladies washrooms, and a utility room. Located in downtown Claresholm with staff parking in back and angle parking out front. With a gross internal area of 4014 sqft, this property is versatile and has a 30 day possession. Better take a look.







### **Essential Information**

MLS® #	A2146178
Price	\$549,000
Bathrooms	0.00
Acres	0.18
Year Built	1977
Туре	Commercial
Sub-Type	Office
Status	Active

## **Community Information**

Address	5018 2nd St.	W
Subdivision	NONE	
City	Claresholm	



County Province Postal Code	Willow Creek No. 26, M.D. of Alberta T0L0T0		
Amenities			
Parking Spaces	7		
Interior			
Heating	Combination, Forced Air, Natural Gas, Zoned		
Exterior			
Lot Description	Corner Lot, Irregular Lot, Low Maintenance Landscape		
Roof	Asphalt/Gravel, Flat		
Construction	Brick, Concrete		
Foundation	Poured Concrete, Slab		
Additional Information			
Date Listed	July 4th, 2024		

Days on Market	387	
Zoning	C1	

## **Listing Details**

Listing Office MaxWell Capital Realty

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