

# \$350,000 - 5004 48 Avenue, Camrose

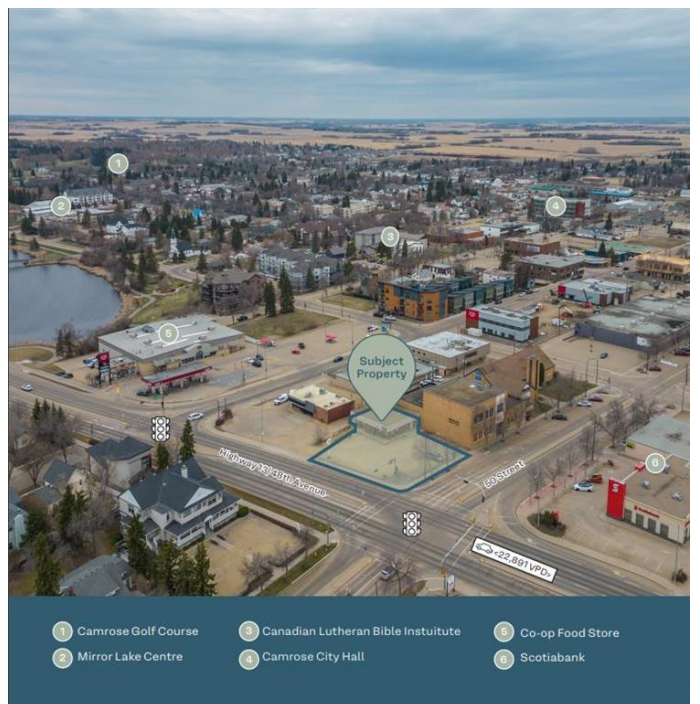
MLS® #A2134845

**\$350,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Downtown Camrose, Camrose, Alberta

Click Brochure link for more details\*\* For sale, an outstanding standalone commercial subject property situated at the highly coveted intersection of Highway 13 (48th Avenue) and 50th Street in Camrose, Alberta. This subject property holds a premier position within the vibrant core of Camrose, presenting promising prospects for both investors and business owners. Benefiting from its strategic location, the Subject Property offers convenient accessibility to essential amenities, public transit routes, and prominent tourist attractions, thereby maximizing its appeal to prospective tenants and clientele. Furthermore, Camrose's continuous development and expansion pave the way for exciting possibilities in future growth and innovation within the local market. The prime corner of Highway 13 (48th Avenue) & 50th Street in Camrose, Alberta is at the heart of Camrose's central downtown commercial district. Ideal for investors and businesses with flexible zoning, allowing for custom development. The subject property has convenient access to amenities, transit, and tourist attractions. Camrose's expanding market offers promising opportunities for innovation and growth.



Built in 1995

**Essential Information**

MLS® #	A2134845
Price	\$350,000
Bathrooms	0.00
Acres	0.00
Year Built	1995
Type	Commercial
Sub-Type	Retail
Status	Active

**Community Information**

Address	5004 48 Avenue
Subdivision	Downtown Camrose
City	Camrose
County	Camrose
Province	Alberta
Postal Code	T4V 0J5

**Additional Information**

Date Listed	May 23rd, 2024
Days on Market	472
Zoning	C-1

**Listing Details**

Listing Office	Honestdoor Inc.
----------------	-----------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.