

\$459,000 - 9910 97 Avenue, Peace River

MLS® #A2187389

\$459,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

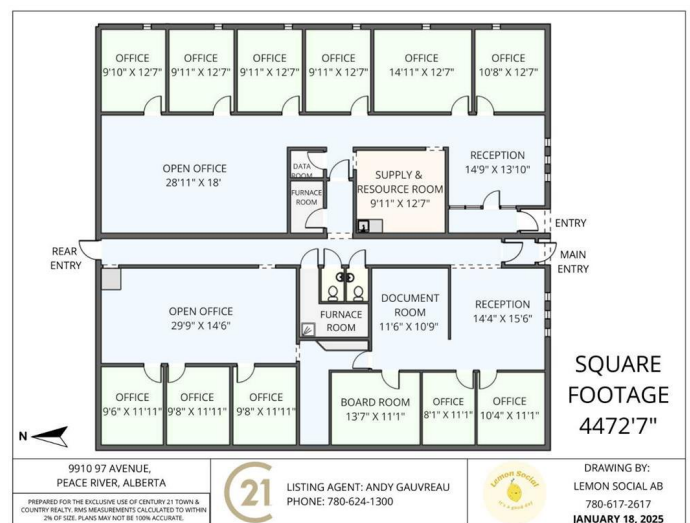
Downtown., Peace River, Alberta

4500 sq ft of office space now available divided between two potentially separate units - building is essentially two separate areas with a common hallway and bathrooms. You can have 2 - 2250 sq ft offices - you can rent one and use the other - Its zoned Mixed Commercial Residential so with a little bit of work and permits you could have two rental units as each side is separately metered. The west side has 3 offices, 3 meeting rooms, a lunch room, reception area and a common working area. The east side has 6 offices, a storage/copy room, potential reception area and a small common working area. Great parking in the back of the property with alley access on two sides, outside plug ins for the winter time and its a great location for general access to the downtown area - realistically this property has the potential to be office, retail, maybe even residential. Great value with a multitude of options - dont wait... call today!!!

Built in 1980

Essential Information

| | |
|------------|------------|
| MLS® # | A2187389 |
| Price | \$459,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Year Built | 1980 |
| Type | Commercial |
| Sub-Type | Office |



| | |
|--------|--------|
| Status | Active |
|--------|--------|

Community Information

| | |
|-------------|------------------------|
| Address | 9910 97 Avenue |
| Subdivision | Downtown. |
| City | Peace River |
| County | Peace No. 135, M.D. of |
| Province | Alberta |
| Postal Code | T8S 1S5 |

Interior

| | |
|---------|-------------|
| Heating | Natural Gas |
|---------|-------------|

Additional Information

| | |
|----------------|--------------------|
| Date Listed | January 13th, 2025 |
| Days on Market | 160 |
| Zoning | Mixed Commercial |

Listing Details

| | |
|----------------|------------------------------------|
| Listing Office | Century 21 Town and Country Realty |
|----------------|------------------------------------|

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