# \$225,000 - 4621 46 Street, Lacombe

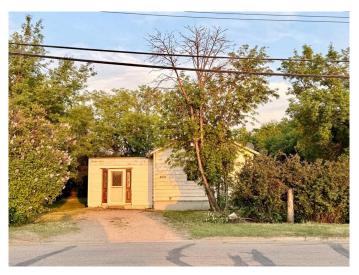
MLS® #A2228678

#### \$225,000

0 Bedroom, 0.00 Bathroom, Commercial on 0.37 Acres

Wes Jackson, Lacombe, Alberta

Zoned Commercial, currently used for residential and situated on a SUPERSIZE lot,95 x 170. This has been rented out for \$950.00. One bedroom/1 Four piece bath. Open floor plan in the living room, dining room and kitchen area. Enjoy the beautifully treed and private backyard from your large back deck. Conveniently Iccated within walking distance to the downtown area and Tim Horton's just down the street. Great potential for a small business with a good location and access. This house could be used for a small business with minimal overhead. This a property that has alot going for it and would definitely be an excellent opportunity to explore how it could best serve you.







### **Essential Information**

MLS® # A2228678

Price \$225,000

Bathrooms 0.00

Acres 0.37

Type Commercial

Sub-Type Mixed Use

Status Active

# **Community Information**

Address 4621 46 Street

Subdivision Wes Jackson

City Lacombe

County Lacombe
Province Alberta
Postal Code T4L 2W3

Interior

Heating Forced Air, Natural Gas

**Exterior** 

Roof Asphalt Shingle

Foundation Poured Concrete, See Remarks

#### **Additional Information**

Date Listed June 6th, 2025

Days on Market 131 Zoning C3

## **Listing Details**

Listing Office CIR Realty

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