

\$500,000 - 105, 245 Canal Avenue, Strathmore

MLS® #A2252713

\$500,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.12 Acres

NONE, Strathmore, Alberta

Great location just off #1 Hwy for your business. Reasonable condo fees. Plenty of paved parking. Benefits from the established customer traffic of neighboring businesses. 1920 sqft main floor, with 480 sqft mezzanine used as licensed concession. On demand hot water, 2 washrooms.

Built in 2022

Essential Information

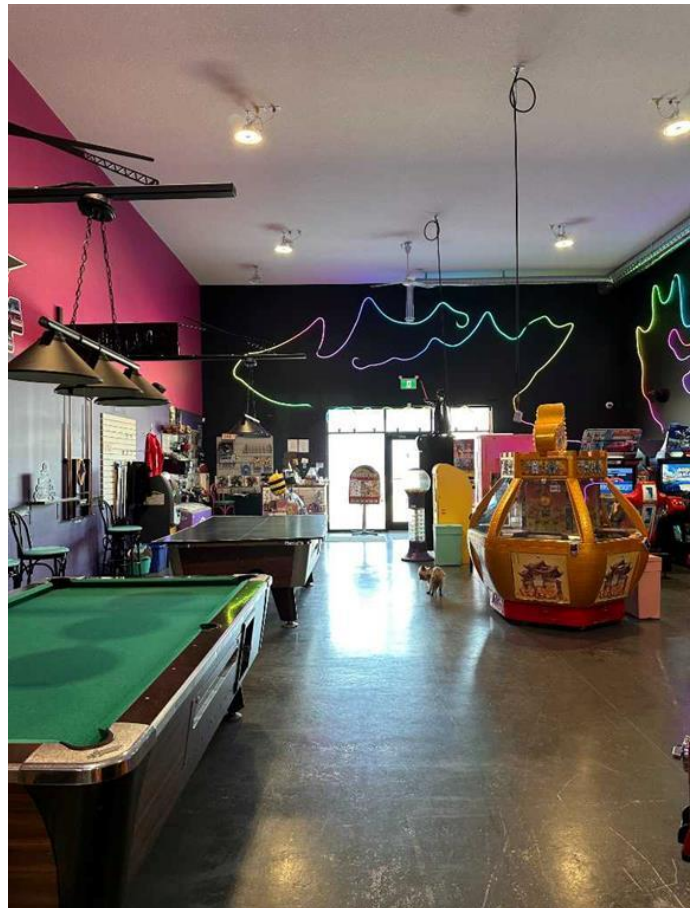
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|------------|------------|
| MLS® # | A2252713 |
| Price | \$500,000 |
| Bathrooms | 0.00 |
| Acres | 0.12 |
| Year Built | 2022 |
| Type | Commercial |
| Sub-Type | Mixed Use |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 105, 245 Canal Avenue |
| Subdivision | NONE |
| City | Strathmore |
| County | Wheatland County |
| Province | Alberta |
| Postal Code | T1P 0C4 |

Exterior

| | |
|------|-------|
| Roof | Metal |
|------|-------|



Additional Information

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|----------------|-------------------|
| Date Listed | August 29th, 2025 |
| Days on Market | 6 |
| Zoning | C HWY |

Listing Details

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|----------------|------------|
| Listing Office | KIC Realty |
|----------------|------------|

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