



**GRASSROOTS**  
REALTY GROUP

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5032 50 Avenue  
Red Deer, Alberta

MLS # A2224207



**\$870,000**

Division: Downtown Red Deer

Type: Mixed Use

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 9,227 sq.ft.

Zoning: C1

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 0.38 Acre

Sewer: -

Lot Feat: -

Inclusions: NONE

The Prairie Office Products building is a Historically Significant Resource of the City of Red Deer that has had a major renovation recently completed. This prime property on Little Gaetz Avenue is currently for sale and / or lease. The main floor is 9,228 SF, the basement offers an additional 9,200 SF of open space, ready for your development. Second floor consists of 1,173 SF of newly developed office space with large reception area, 2 offices, storage closet and washroom. Second floor also has separate entrance off Little Gaetz.