



**GRASSROOTS**  
REALTY GROUP

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11 1st Avenue  
Fox Creek, Alberta

MLS # A2273928



**\$499,000**

Division:	NONE
Type:	Mixed Use
Bus. Type:	-
Sale/Lease:	For Sale
Bldg. Name:	-
Bus. Name:	-
Size:	3,277 sq.ft.
Zoning:	C-1 Central Business Dist

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	-
Exterior:	-	Parking:	-
Water:	-	Lot Size:	0.34 Acre
Sewer:	-	Lot Feat:	-
Inclusions:	N/A		

This is a very versatile property, with space for offices, small shop, and also lot space available for some storage and plenty of parking. The building is on a corner lot, newly renovated and still has that new paint smell! The shop space has a 12' x 12' overhead door, and has a sump. Currently the building is almost fully rented, so this could be used as an investment property, or you could use it for your own commercial, retail, or office space!