

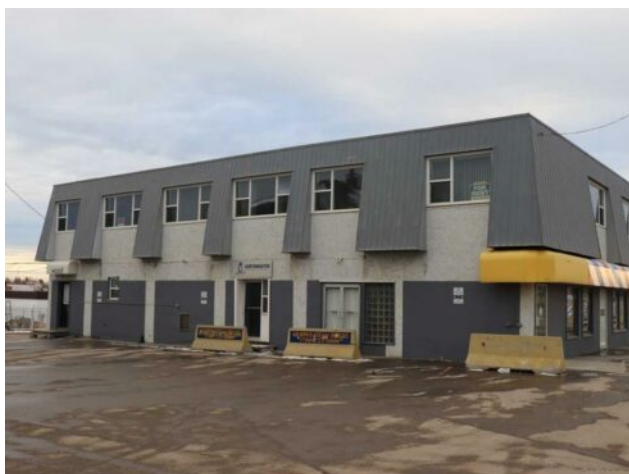


GRASSROOTS
REALTY GROUP

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4813 4 Avenue
Edson, Alberta

MLS # A2105257



\$555,000

Division:	NONE
Type:	Office
Bus. Type:	-
Sale/Lease:	For Sale
Bldg. Name:	-
Bus. Name:	-
Size:	6,668 sq.ft.
Zoning:	C2 - Service Commercial

Heating:	Natural Gas	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	Electricity Connected, Natural Gas Connected, Sewer Co
Exterior:	-	Parking:	-
Water:	Public	Lot Size:	0.32 Acre
Sewer:	Public Sewer	Lot Feat:	-
Inclusions:	N/A		

Great Investment property. Building in excellent condition. Boiler new in 2013. Air conditioning done in 2013. Roof done in 2013. Currently has 6 tenants. Room for more tenants.