



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

5026 51st Avenue  
High Prairie, Alberta

MLS # A2122189



**\$199,900**

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**Division:** NONE

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**Type:** Industrial

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**Bus. Type:** -

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**Sale/Lease:** For Sale

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**Bldg. Name:** -

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**Bus. Name:** -

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**Size:** 2,430 sq.ft.

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**Zoning:** Commercial C-1

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**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

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2430 square foot commercial building sitting on 3 lots. A lot to the east is fenced for privacy and security. To the west a graveled lot with drive-thru access to the alley. The building sits on the middle lot. Currently, operating as a storage and sales facility for a local Construction Company. A front garage door giving access to a large shop bay with a central metal grate sump. An office and front desk framed in with an additional workshop/ storage in the rear of the building. Option of packaging these three lots and building + the neighboring 3 lots + building. Call, email or text today to book your showing.