



**GRASSROOTS**  
REALTY GROUP

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

2105 20 Avenue  
Coaldale, Alberta

MLS # A2152284



**\$16 per sq.ft.**

Division: NONE  
Type: Mixed Use  
Bus. Type: -  
Sale/Lease: For Lease  
Bldg. Name: -  
Bus. Name: -  
Size: 5,813 sq.ft.  
Zoning: -

Heating: -  
Floors: -  
Roof: -  
Exterior: -  
Water: -  
Sewer: -  
Inclusions: N/A

Addl. Cost: -  
Based on Year: -  
Utilities: -  
Parking: -  
Lot Size: -  
Lot Feat: -

Prime Commercial Office Building in Coaldale, AB. Great exposure to Highway 3, with ample parking. Built in 1982. Includes reception area, several offices, boardroom, and washrooms. Possibilities are endless to make it your own.