



GRASSROOTS
REALTY GROUP

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**421 1ST Street SW
High River, Alberta**

MLS # A2161240



\$1,086,750

Division: Downtown High River

Type: Mixed Use

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 7,245 sq.ft.

Zoning: CBD

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: NA

What a fabulous opportunity and property!! Welcome to The Wales Theatre!! This theatre opened in 1927 and was equipped with the latest motion picture equipment and offered comfortable seating for 400 patrons on the main floor and balcony. It was purchased in 2000 by the Kidwai family, who restored it and installed the latest in digital equipment and comfortable seating. The theatre still features its Art Deco charm, and has been an entertainment staple that High River and area has come to love and cherish. The property also houses a commercial space currently leased to the Dominos Pizza and a 2 bedroom residential suite above the dominos. It is nestled in the heart of High River and is surrounded by High Rivers down town charm. The theatre business is included in the sale of this property and would be a perfect opportunity for someone who is already in the business, or looking to learn and start something new.