



GRASSROOTS
REALTY GROUP

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

4965 50 Street
Camrose, Alberta

MLS # A2212007



\$599,000

Division: Downtown Camrose

Type: Retail

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 4,458 sq.ft.

Zoning: C1

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: Staff kitchen at rear of store, front desk.

BUILDING ONLY This PRIME RETAIL LOCATION offers fully upgraded LED lighting, exposed brick features, hardwood floors in a fully air conditioned environment. Over 4000 square feet with 50th Street Access PLUS a fully useable Basement, this building offers a great space for your growing business needs and provides excellent subletting potential. Wonderful aesthetics throughout – quality built front desk and rear kitchen with stone features – upgraded bathroom on the grade level – additional plumbing throughout the basement. Main street customer access along with rear loading doors and two access points to the basement. Well maintained and ready for you!