# \$524,000 - 5018 2nd St. W, Claresholm

MLS® #A2146178

### \$524,000

0 Bedroom, 0.00 Bathroom, Commercial on 0.18 Acres

NONE, Claresholm, Alberta

This well kept office/retail building is currently set up as an office space but could be used in a variety of ways - retail space, mini mall, medical doctors/nurse practitioner clinic or for whatever your business needs are. It currently features a large reception/waiting area, 1 large office, 6 smaller offices, large board room, printing area, secure file storage room, kitchenette, mens and ladies washrooms, and a utility room. Located in downtown Claresholm with staff parking in back and angle parking out front. With a gross internal area of 4014 sqft, this property is versatile and has a 30 day possession. Better take a look.



### **Essential Information**

MLS® # A2146178 Price \$524,000

Bathrooms 0.00 Acres 0.18 Year Built 1977

Type Commercial

Sub-Type Office Status Active

## **Community Information**

Address 5018 2nd St. W

Subdivision NONE

City Claresholm







County Willow Creek No. 26, M.D. of

Province Alberta
Postal Code T0L0T0

### **Amenities**

Parking Spaces 7

Interior

Heating Combination, Forced Air, Natural Gas, Zoned

**Exterior** 

Lot Description Corner Lot, Irregular Lot, Low Maintenance Landscape

Roof Asphalt/Gravel, Flat

Construction Brick, Concrete

Foundation Poured Concrete, Slab

### **Additional Information**

Date Listed July 4th, 2024

Days on Market 481 Zoning C1

### **Listing Details**

Listing Office MaxWell Capital Realty

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.