

\$315,000 - 106 Broadway Avenue E, Redcliff

MLS® #A2184196

\$315,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

NONE, Redcliff, Alberta

An excellent opportunity to own Retail Commercial on Broadway Avenue in Redcliff. This 2346 square foot building lends itself to several possibilities as a retail outlet. Large front show room that was recently redone, and 2 washrooms. Back features a 49 x 27'9 ft open shop with a utility room, 200 amp service, and a 8 x 10 overhead garage door. Parking available in back and front parking for customers. The front are has forced air (furnace is 4 year old), and the shop area is heated with hot water in floor heating. Central Air. New hot water tank. Ceiling height 11'. Currently leased on a 2 year term, until March 2026, rent is currently \$1200.00, starting April 1, 2025 rent will be \$1300.00

Built in 1960

Essential Information

MLS® #	A2184196
Price	\$315,000
Bathrooms	0.00
Acres	0.00
Year Built	1960
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address 106 Broadway Avenue E



Subdivision	NONE
City	Redcliff
County	Cypress County
Province	Alberta
Postal Code	T0J 2P0

Amenities

Parking Spaces	3
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Interior

Heating	Forced Air, Natural Gas
Cooling	Central Air

Exterior

Roof	Asphalt
Construction	Brick, Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	December 20th, 2024
Days on Market	274
Zoning	C2

Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
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