

# \$299,900 - 4821 50 Street, High Prairie

MLS® #A2125889

**\$299,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.58 Acres

NONE, High Prairie, Alberta

Shop for Sale in Great Location!! This 2400sq.ft. shop consists of 1800sq.ft. shop space and 600sq.ft. with two offices,two bathrooms and a lunchroom for a total of 2400 sq.ft.. This building has undergone major exterior and interior renovations within the last 15 years ie; new concrete floor and footings with 1 1/2" Styrofoam insulation,12" thick insulated walls,Inslab heating with hi-efficiency Will Mclean Boiler(100,000 BTU) heats whole building,metalclad exterior,two compartment sump attached,floor drain in mechanical room,new plumbing and wiring (Phase 2 underground power,wired 220),shingles are 10 years old and there is a 12ft insulated overhead door.Situated on a .58 acre lot with chainlink compound. Lots of parking. Located within walking distance of downtown and all amenities,great exposure and space. Call or text for your viewing today.



Built in 1950

## Essential Information

MLS® #	A2125889
Price	\$299,900
Bathrooms	0.00
Acres	0.58
Year Built	1950
Type	Commercial
Sub-Type	Business
Status	Active

## Community Information

Address	4821 50 Street
Subdivision	NONE
City	High Prairie
County	Big Lakes County
Province	Alberta
Postal Code	T0G 1E0

## Amenities

Utilities	Phone Available
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## Interior

Heating	In Floor
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## Exterior

Lot Description	Corner Lot, Near Shopping Center
Roof	Asphalt Shingle

## Additional Information

Date Listed	May 1st, 2024
Days on Market	343
Zoning	M1

## Listing Details

Listing Office	Royal LePage P.V.R. Realty
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