

# \$460,000 - 5906 45 Avenue, Whitecourt

MLS® #A2052550

**\$460,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.81 Acres

NONE, Whitecourt, Alberta

THIS SHOP & OFFICE COMPLEX IS  
LOCATED IN WEST WHITECOURT ON  
HIGHWAY 32. A TWO BAY, 1200 SQ FT  
SHOP ADDED IN 2020. GREAT LOCATION  
FOR A SMALL BUSINESS.

Built in 2020

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2052550   |
| Price      | \$460,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.81       |
| Year Built | 2020       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Active     |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 5906 45 Avenue   |
| Subdivision | NONE             |
| City        | Whitecourt       |
| County      | Woodlands County |
| Province    | Alberta          |
| Postal Code | T7S1T8           |

## Amenities

|           |                                              |
|-----------|----------------------------------------------|
| Utilities | Electricity Connected, Natural Gas Connected |
|-----------|----------------------------------------------|

## Exterior



|              |       |
|--------------|-------|
| Construction | Mixed |
|--------------|-------|

### **Additional Information**

|             |                |
|-------------|----------------|
| Date Listed | May 27th, 2023 |
|-------------|----------------|

|                |     |
|----------------|-----|
| Days on Market | 715 |
|----------------|-----|

|        |     |
|--------|-----|
| Zoning | M-1 |
|--------|-----|

### **Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | RE/MAX ADVANTAGE (WHITECOURT) |
|----------------|-------------------------------|

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