

# \$199,000 - 5118 50 Street, Hardisty

MLS® #A2121741

**\$199,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.11 Acres

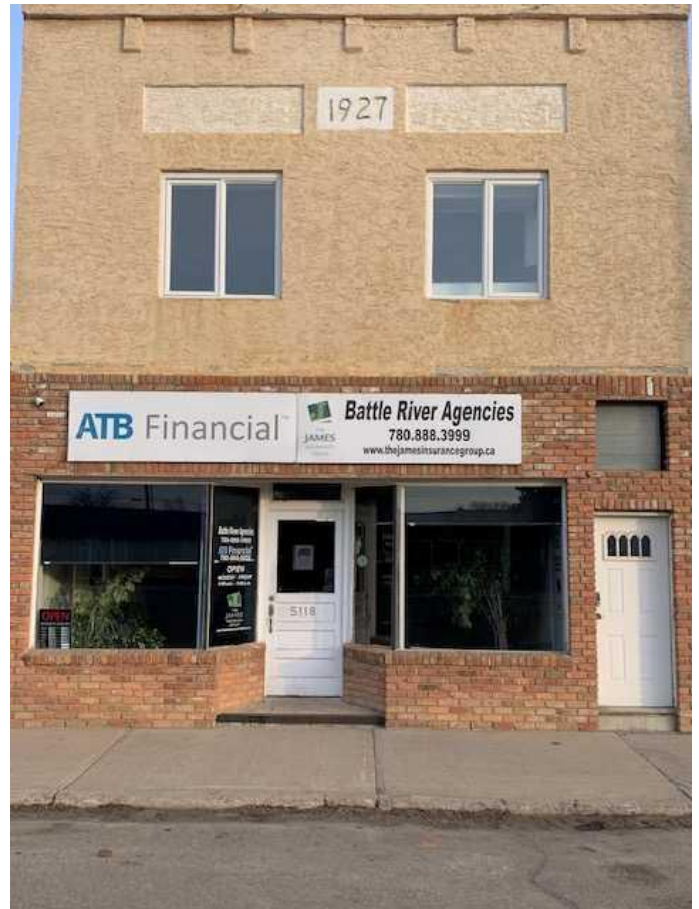
Hardisty, Hardisty, Alberta

Attractive building in the heart of downtown Hardisty. This 1927 two story building could be a historical site. The main level has main street frontage with over 2130 sq ft of retail space. The upper level has the same sq footage in living area. In the last few years the interior has received a few renovations such as new paint and new flooring. Upstairs of the building is --2130 sq ft of living space consisting of 4 bedrooms, living room and 2 bathrooms. Beaming with Character and old charm. This would be an exceptional opportunity to have the upstairs level as a rental property or a place for you to live and rent out the bottom retail level. Only your imagination limits the possibilities for this building. New agreement could be negotiated with current tenant .Furnace replaced two years ago and newer hot water tank on both levels not long ago. Tin roof with coating protection done in the summer of 2023

Built in 1927

## Essential Information

MLS® #	A2121741
Price	\$199,000
Bathrooms	0.00
Acres	0.11
Year Built	1927
Type	Commercial
Sub-Type	Mixed Use



Status                      Active

**Community Information**

Address                    5118 50 Street  
Subdivision              Hardisty  
City                        Hardisty  
County                    Flagstaff County  
Province                  Alberta  
Postal Code              T0B 1V0

**Amenities**

Parking Spaces        8

**Interior**

Heating                  Forced Air, Natural Gas  
Cooling                  Central Air

**Exterior**

Roof                      Asphalt  
Construction            Brick, Concrete, Mixed, Stucco  
Foundation              Poured Concrete

**Additional Information**

Date Listed              April 9th, 2024  
Days on Market        437  
Zoning                    Commercial

**Listing Details**

Listing Office            Clear Choice Realty

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