

# \$100,000 - 2206 20 Street, Delburne

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MLS® #A2225959

**\$100,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Delburne, Alberta

Formerly Jake's Barber Shop & Pool Hall, this historic building offers unbeatable street exposure and consistent foot traffic—an ideal opportunity for a wide range of businesses.

Recent upgrades include a 200-amp electrical panel and a commercial-grade hot water tank. Large street-facing windows flood the space with natural light, making it perfect for retail displays or a welcoming reception area.

The layout includes a washroom and multiple storage rooms—one with a sink—well-suited for salons, workshops, or service-oriented operations. A spacious rear addition with its own entrance provides added flexibility for inventory, production, or staff use.

Customer parking is readily available in the front, with additional dedicated parking for staff in the rear.

This high-visibility location combines heritage character with modern function. A rare opportunity in a prime location—don't miss out!

Built in 1951

## Essential Information

MLS® #	A2225959
Price	\$100,000



Bathrooms	0.00
Acres	0.00
Year Built	1951
Type	Commercial
Sub-Type	Retail
Status	Active

**Community Information**

Address	2206 20 Street
Subdivision	NONE
City	Delburne
County	Red Deer County
Province	Alberta
Postal Code	T0M 0V0

**Additional Information**

Date Listed	May 29th, 2025
Days on Market	20
Zoning	C-1

**Listing Details**

Listing Office      Royal Lepage Network Realty C

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