\$199,500 - 5536 58 Street, Lacombe

MLS® #A2191327

\$199,500

0 Bedroom, 0.00 Bathroom, Commercial on 0.00 Acres

Downtown Lacombe, Lacombe, Alberta

BUSINESS & LEASE FOR SALE - GREAT OPPORTUNITY, promising venture for anyone interested in investing in a well-established neighborhood convenience store. With its long-standing presence, loyal customer base, and multiple revenue streams (including FedEx, ATM, and lotto services), it offers a solid foundation for growth. The strategic location, surrounded by schools, a university, and residential neighborhoods, further adds to its potential for continued success. The spacious 1948 square feet layout, private office space, and ample parking are also appealing features. Plus, the attractive lease terms and renewal option make it an accessible opportunity for entrepreneurs. Affordable base rent base. It's a great business opportunity, it can be yours.



Essential Information

MLS® # A2191327 Price \$199,500

Bathrooms 0.00 Acres 0.00 Year Built 1981

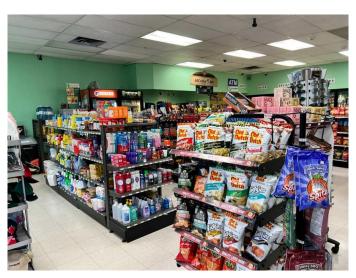
Type Commercial

Sub-Type Retail Status Active

Community Information







Address 5536 58 Street

Subdivision Downtown Lacombe

City Lacombe
County Lacombe
Province Alberta
Postal Code T4L1N6

Amenities

Utilities Cable Available

Interior

Heating Central, Natural Gas

Exterior

Roof Flat Foundation Slab

Additional Information

Date Listed January 30th, 2025

Days on Market 259

Zoning C2

Listing Details

Listing Office Royal Lepage Network Realty Corp.

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