



GRASSROOTS
REALTY GROUP

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104 main
Carseland, Alberta

MLS # A2262106



\$2,050,000

Division: NONE
Type: Retail
Bus. Type: -
Sale/Lease: For Sale
Bldg. Name: -
Bus. Name: -
Size: 12,600 sq.ft.
Zoning: C2

Heating: -
Floors: -
Roof: -
Exterior: -
Water: -
Sewer: -
Inclusions: N/A

Addl. Cost: -
Based on Year: -
Utilities: -
Parking: -
Lot Size: -
Lot Feat: -

Great opportunity to own the shopping plaza, located in Carseland AB. 35 minutes from Calgary. Only shopping centre in small town. In the building there are restaurant and lounge with 5 VLT's - have been upgraded for recent a few years, liquor store, post office, auto part retail shop, grocery store - pharmacy, ATB bank branch in it. Total 6 tenants with triple net. The building rent roll can be released to the serious buyer only upon signing the confidential agreement on it. Please do not approach the tenant or the staff without the appointment.