



GRASSROOTS

REALTY GROUP

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9606 100 Street
La Crete, Alberta

MLS # A2316296



\$649,900

Division:	NONE
Type:	Office
Bus. Type:	-
Sale/Lease:	For Sale
Bldg. Name:	-
Bus. Name:	-
Size:	1,728 sq.ft.
Zoning:	I

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	-
Exterior:	-	Parking:	-
Water:	-	Lot Size:	0.48 Acre
Sewer:	-	Lot Feat:	-
Inclusions:	NA		

INVESTMENT OPPORTUNITY!! This building offers a unique opportunity to invest with a AAA long term tenant in place. The upstairs is occupied by an insurance company. And the basement is set up to rent out the offices separately. Each office has been getting approximately \$1000 a month and there are 5 offices to rent out. When full this building cash flows and gives you a hard to find return on investment. (more photos coming soon)