



9, 4676 61 Street , Red Deer, Alberta - \$300,000



Main Photo

Property Description

Building for sale (Business Asset sale) with Excellent central Red deer location just off 49 Ave and Gaetz , with great accessibility, also its an End Unit of the complex. As well there is street parking (both sides of street) and at back of shop. Main floor is 1560 +/-sq.ft interior area with shop area and offices , washroom , and kitchen area . The developed mezzanine is around 305 sq.ft. which also has a furnace room with a forced air furnace (not being used). Shop is cinder block construction with 14x12 auto powered insulated garage door and man door , overhead heater . Interior is a curved ceiling and to the beams is 15 feet . Outside access to Back of shop is at side of unit through secured gate opening to fully fenced and lighted shared compound . Condo fees include Reserve fund contribution , Note : Automotive equipment is also

available for sale , Mac Mic motors has operated out of this location for 12 +/- yrs . Great repeat clientele with this Automotive service business . Seller may consider leasing shop back .

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