

# \$229,900 - 4911 51 Street, Rimbey

MLS® #A2143120

**\$229,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Rimbey, Alberta

Discover an exceptional investment opportunity in the heart of Rimbey with this versatile mixed-use commercial property. Located on one of the most visible and conveniently accessible streets, this building boasts a unique blend of retail and residential units, offering both stable income and potential for growth.

Three Separate Suites offer:

Retail Unit 1: Currently occupied by a long-term tenant, ensuring a steady revenue stream.

Suite #2: Vacant and ready for your business or to attract new tenants. This is a well maintained 2-bedroom apartment featuring a kitchen, living area, and in-suite laundry service, with updated flooring and windows.

Suite #3: 1 bedroom apartment with kitchen and living room and is currently rented out, providing additional monthly income.

Ideal for investors looking for a mixed-use property with a balanced portfolio of retail and residential units. Business owners seeking a prime location with high foot traffic for their retail operations. Residential landlords interested in a property that offers immediate rental income and room for expansion.

Don't miss out on this fantastic investment opportunity in Rimbey. Whether you're looking to expand your property portfolio or establish a business in a thriving community, this property has everything you need to succeed.

Built in 1953



## Essential Information

MLS® #	A2143120
Price	\$229,900
Bathrooms	0.00
Acres	0.00
Year Built	1953
Type	Commercial
Sub-Type	Mixed Use
Status	Active

## Community Information

Address	4911 51 Street
Subdivision	NONE
City	Rimbey
County	Ponoka County
Province	Alberta
Postal Code	T0C 2J0

## Additional Information

Date Listed	June 19th, 2024
Days on Market	331
Zoning	C1

## Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.