

\$565,000 - 114 Centre Street N, Sundre

MLS® #A2236276

\$565,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.17 Acres

NONE, Sundre, Alberta

Investor Alert! Mailbox income in the downtown core of Sundre that houses a Florist and 30 Indoor Temperature Regulated Storage Units that are fully rented. This generates a nearly 7% cap. rate that can be increased over time. Absentee Management is a real plus but there is an office that is available to the owner. The High Security Monitoring System sends a notification when the storage area of the building is accessed and provides CCTV recording. Buyer must accept all tenancies until 08/31/2026 but is available for quick possession to the right buyer. Call for a private tour.

Built in 1977

Essential Information

MLS® #	A2236276
Price	\$565,000
Bathrooms	0.00
Acres	0.17
Year Built	1977
Type	Commercial
Sub-Type	Retail
Status	Active

Community Information

Address	114 Centre Street N
Subdivision	NONE
City	Sundre



County	Mountain View County
Province	Alberta
Postal Code	T0M1X0

Amenities

Parking Spaces	4
----------------	---

Interior

Heating	Forced Air, Natural Gas
Cooling	Partial

Exterior

Roof	Metal
Foundation	Poured Concrete

Additional Information

Date Listed	July 2nd, 2025
Days on Market	48
Zoning	C-1

Listing Details

Listing Office	Royal LePage Blue Sky
----------------	-----------------------

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.