

# \$325,000 - 320 10 Street, Wainwright

MLS® #A2156190

**\$325,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.07 Acres

Wainwright, Wainwright, Alberta

**\*\*Charming Historical Commercial Building in  
Wainwright, Alberta\*\***

Step into a piece of Wainwright's rich history with this designated historical building, now available for sale. Situated in the heart of the town, this property is not only a landmark but also a prime investment opportunity.

The main level is home to a well-established retail tenant, providing immediate income potential for the new owner. The building's historic charm has been meticulously preserved, offering a unique storefront that attracts both locals and visitors alike.

Upstairs, you'll find a beautifully renovated two-bedroom suite. Over the years, thoughtful upgrades have been made, blending modern comforts with the building's original character. The suite comes fully equipped with a fridge, stove, washer, and dryer, making it an ideal living space for tenants or even the building's new owner.

Whether you're looking to invest in a piece of Wainwright's history, generate rental income, or both, this property offers endless possibilities. Don't miss your chance to own a part of this town's heritage.

Built in 1955

## Essential Information



MLS® #	A2156190
Price	\$325,000
Bathrooms	0.00
Acres	0.07
Year Built	1955
Type	Commercial
Sub-Type	Mixed Use
Status	Active

### **Community Information**

Address	320 10 Street
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1P6

### **Amenities**

Parking Spaces	2
----------------	---

### **Exterior**

Roof	Flat, Tar/Gravel
Construction	Stucco, Wood Frame

### **Additional Information**

Date Listed	August 8th, 2024
Days on Market	240
Zoning	C1

### **Listing Details**

Listing Office	COLDWELLBANKER HOMETOWN 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.