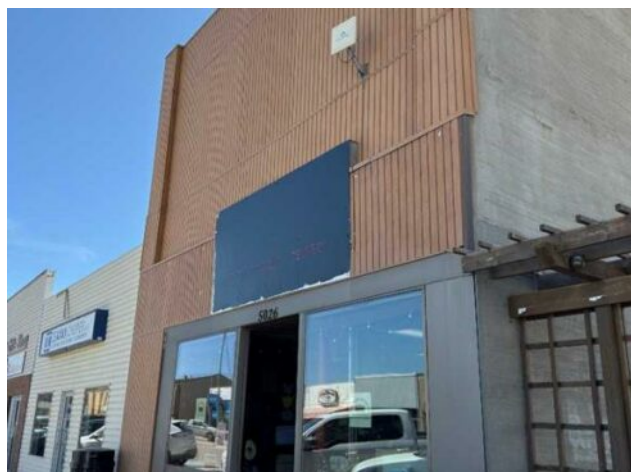


**5026 50 Street
Provost, Alberta****MLS # A2227742****\$140,000**

Division:	Provost
Type:	Retail
Bus. Type:	-
Sale/Lease:	For Sale
Bldg. Name:	-
Bus. Name:	-
Size:	2,750 sq.ft.
Zoning:	C1

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

Prime Downtown Investment Opportunity in Provost, AB Located in the heart of downtown Provost, this commercial building offers a turnkey investment opportunity with an established tenant already in place. The property features a well-maintained space suitable for a variety of business uses, providing immediate rental income for the new owner. With excellent street exposure and consistent foot traffic, this is an ideal addition to any investor's portfolio. Don't miss your chance to own a solid asset in a growing community.