

**201 Main Street
Maidstone, Saskatchewan****MLS # A2279280****\$49,900****Division:** NONE**Type:** Retail**Bus. Type:** -**Sale/Lease:** For Sale**Bldg. Name:** -**Bus. Name:** -**Size:** 4,460 sq.ft.**Zoning:** C1**Heating:** Forced Air, Natural Gas**Floors:** -**Roof:** Tar/Gravel**Exterior:** Brick, Glass, Other, Wood Frame**Water:** Public**Sewer:** Public Sewer**Inclusions:** N/A**Addl. Cost:** -**Based on Year:** -**Utilities:** -**Parking:** -**Lot Size:** 0.16 Acre**Lot Feat:** Corner Lot

Exceptional value, location and visibility! You will also love the property tax incentive on this property that runs until September 2028! This 4,460 square foot building was a former grocery store and is conveniently located on a corner lot in downtown Maidstone, SK. The front of this building is wide open making it ideal for several uses including a fitness facility, dance studio or general retail to name a few. Shipping and receiving will be a breeze as you will appreciate the large storage space in the back that is easily accessed with an overhead door. This property features: back alley access, on site parking for staff, 3 phase power, 12 ceilings, 2-piece bathroom. Zoned: C1 – community center commercial district