

# \$85,000 - 5110 50 Street, Hardisty

MLS® #A2234696

**\$85,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.23 Acres

NONE, Hardisty, Alberta

Looking to start a business without making a huge investment? Look no further than this nicely renovated commercial building which is ideally located on Hardisty's main street. Previously operated as a cafe/ coffee shop but the possibilities are endless as to what you could do with this building. 2 public washrooms as well 1 staff washroom, a nice size kitchen area and a large wide open area with the potential to open the whole area up to make more space. Emergency lighting though out the building and commercial grade doors. Room for expansion with the extra lot which is included in the sale. Would make a great patio area or lots of space to build on if you need more room. The downstairs level is great for storage of all sorts. Great curb appeal! This building is ready for you and your ideas.

Built in 1910

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2234696   |
| Price      | \$85,000   |
| Bathrooms  | 0.00       |
| Acres      | 0.23       |
| Year Built | 1910       |
| Type       | Commercial |
| Sub-Type   | Business   |
| Status     | Active     |



## Community Information

|             |                  |
|-------------|------------------|
| Address     | 5110 50 Street   |
| Subdivision | NONE             |
| City        | Hardisty         |
| County      | Flagstaff County |
| Province    | Alberta          |
| Postal Code | T0B 1V0          |

## Interior

|         |                         |
|---------|-------------------------|
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air             |

## Exterior

|                 |                                                                                                              |
|-----------------|--------------------------------------------------------------------------------------------------------------|
| Lot Description | Landscaped, Level, Low Maintenance Landscape, Near Golf Course, Paved, Street Lighting, Near Shopping Center |
| Roof            | Metal                                                                                                        |
| Construction    | Mixed, Stone, Stucco, Wood Frame                                                                             |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 25th, 2025 |
| Days on Market | 43              |
| Zoning         | Commercial Mix  |

## Listing Details

|                |                     |
|----------------|---------------------|
| Listing Office | Clear Choice Realty |
|----------------|---------------------|

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