

# \$400,000 - 4902 50 Street, Valleyview

MLS® #A2183049

**\$400,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.16 Acres

NONE, Valleyview, Alberta

This property consists of a Laundromat, a Retail area, a Residence area and a 2 car detached garage.

This property provides multiple revenue streams with the bonus of a place to live! The laundromat has been a staple in the community for many years. There are 10 washing machines (4- 4\$ washers, 2-6\$ washers and 2-8\$ washers ) and 10 dryers. Custom laundry service also provided. The property includes the laundromat equipment, Residence appliances and some furnishings.

If you are interested in continuing with the Pet and Livestock business, the equipment, fixtures and stock can be purchased as well. (There are 2 fenced lots with storage buildings that can be leased or purchased if you require the space to continue with the full feed supply and to expand.)

Built in 1975

## Essential Information

MLS® #	A2183049
Price	\$400,000
Bathrooms	0.00
Acres	0.16
Year Built	1975
Type	Commercial
Sub-Type	Mixed Use
Status	Active



## Community Information

Address	4902 50 Street
Subdivision	NONE
City	Valleyview
County	Greenview No. 16, M.D. of
Province	Alberta
Postal Code	T0H 3N0

## Interior

Heating	Forced Air, Natural Gas
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## Exterior

Roof	Asphalt Shingle
Construction	See Remarks
Foundation	Poured Concrete

## Additional Information

Date Listed	December 10th, 2024
Days on Market	118
Zoning	C1

## Listing Details

Listing Office	Royal LePage Redwillo Realty
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