

FOR SALE

STAND ALONE RETAIL

NAICommercial



5103 - 3 STREET | BOYLE, AB | STAND ALONE RETAIL - PREVIOUSLY CIBC

PROPERTY DESCRIPTION

- 2,988 sq.ft.± of stand alone retail on Main Street
- Corner lot with 11 parking stalls
- Multiple offices, 2 vaults, washrooms and a lunchroom
- Quick access to HWY 63 and Taylor Road

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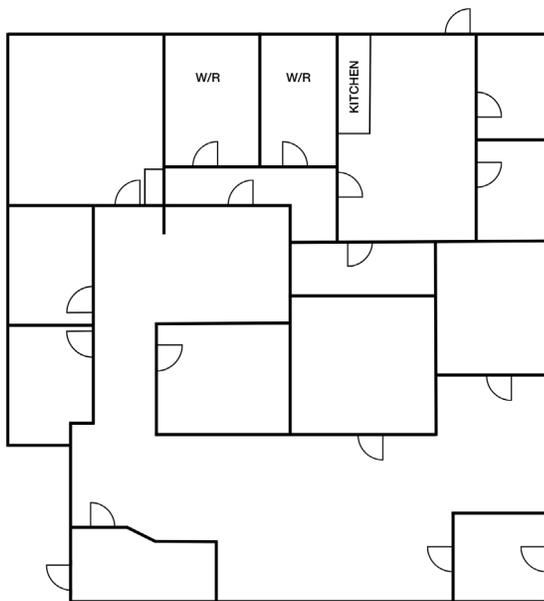
NAIEDMONTON.COM

DRIVE TIMES



ADDITIONAL INFORMATION

AREA AVAILABLE	2,988 sq.ft.±
LEGAL DESCRIPTION	Plan 6626BF Block 3 Lot 21 & 22
SITE SIZE	0.21 acres±
ZONING	DTC - Downtown Core District
YEAR BUILT	1969
PARKING	Private paved lot (11 stalls) & street parking
PROPERTY TAXES	\$5,057.77 (2024)
SALE PRICE	\$349,900



FOR ILLUSTRATIVE PURPOSES - NOT TO SCALE - NOT EXACT



PARKING LOT

