

\$527,000 - 801 S Railway Avenue, Drumheller

MLS® #A2189579

\$527,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.84 Acres

Downtown Drumheller, Drumheller, Alberta

Dimensions 80x60=4,800 sq ft. Three offices and large reception on the main floor, Two washrooms, 400 amp 3 phase power, 3 overhead heaters, 10 overhead industrial lights, In-floor sump. One large area and staff room on mezzanine. Air conditioned offices. LOT SIZE: 275.29 wide. Parcel Size: 0.840 acres. Zoning: ED (Employment District). There is a 2 year lease ending July 2027. Annual rent of \$62,400 including taxes and insurance equals approx 10.4% cap rate.

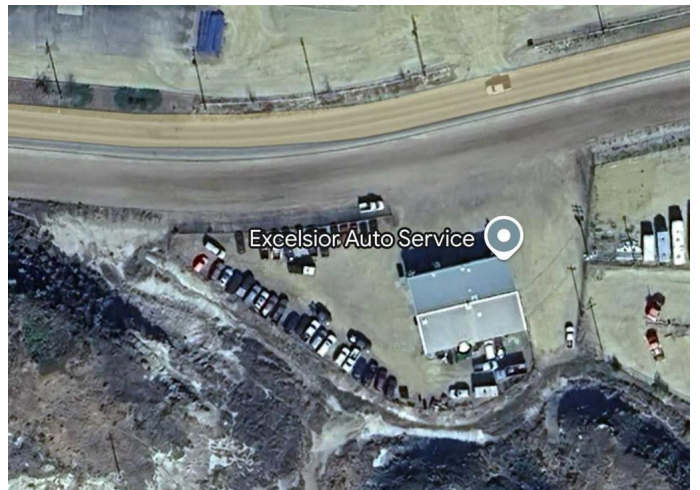
Built in 1000

Essential Information

| | |
|------------|------------|
| MLS® # | A2189579 |
| Price | \$527,000 |
| Bathrooms | 0.00 |
| Acres | 0.84 |
| Year Built | 1000 |
| Type | Commercial |
| Sub-Type | Industrial |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 801 S Railway Avenue |
| Subdivision | Downtown Drumheller |
| City | Drumheller |
| County | Drumheller |
| Province | Alberta |



Postal Code T0J 0Y6

Additional Information

Date Listed February 17th, 2025
Days on Market 179
Zoning ED

Listing Details

Listing Office Century 21 Masters

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