

# \$429,900 - 1209 20 Street, Didsbury

MLS® #A2216213

**\$429,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Didsbury, Alberta

Calling all you commercial/industrial entrepreneurs. A great opportunity has just come your way with this large piece of dirt and is also home to a 48' x 120' shop/cold storage facility. Approximately 48' x 60' of the building is heated with in-floor heating and the balance is cold storage with a gravel floor. The cold storage section is completely insulated and lined with metal. There are 2 large older sliding doors on the cold storage side. The seller has roughed in the wiring for an auto door opener, if you were to install a new door. The heated portion of the shop has 2, 18' wide x 12'4" high insulated sectional doors. There is a separate parts room, mezzanine and a 2 piece bathroom. The boiler and hot water tank were replaced in 2022. The land use zoning is Direct Control - Industrial which requires any proposed development or business ventures, needs town approval.

Built in 1982

## Essential Information

MLS® #	A2216213
Price	\$429,900
Bathrooms	0.00
Acres	0.00
Year Built	1982
Type	Commercial
Sub-Type	Warehouse
Status	Active



## Community Information

Address	1209 20 Street
Subdivision	NONE
City	Didsbury
County	Mountain View County
Province	Alberta
Postal Code	T0M 0W0

## Additional Information

Date Listed	May 5th, 2025
Days on Market	93
Zoning	DC-Ind

## Listing Details

Listing Office	Front Porch Realty
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