

# **\$325,000 - 320 10 Street, Wainwright**

MLS® #A2156190

**\$325,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.07 Acres

Wainwright, Wainwright, Alberta

**\*\*Charming Historical Commercial Building in  
Wainwright, Alberta\*\***

Step into a piece of Wainwright's rich history with this designated historical building, now available for sale. Situated in the heart of the town, this property is not only a landmark but also a prime investment opportunity.

The main level is home to a well-established retail tenant, providing immediate income potential for the new owner. The building's historic charm has been meticulously preserved, offering a unique storefront that attracts both locals and visitors alike.

Upstairs, you'll find a beautifully renovated two-bedroom suite. Over the years, thoughtful upgrades have been made, blending modern comforts with the building's original character. The suite comes fully equipped with a fridge, stove, washer, and dryer, making it an ideal living space for tenants or even the building's new owner.

Whether you're looking to invest in a piece of Wainwright's history, generate rental income, or both, this property offers endless possibilities. Don't miss your chance to own a part of this town's heritage.

Built in 1955

## **Essential Information**



MLS® #	A2156190
Price	\$325,000
Bathrooms	0.00
Acres	0.07
Year Built	1955
Type	Commercial
Sub-Type	Mixed Use
Status	Active

### Community Information

Address	320 10 Street
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1P6

### Amenities

Parking Spaces	2
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### Exterior

Roof	Flat, Tar/Gravel
Construction	Stucco, Wood Frame

### Additional Information

Date Listed	August 8th, 2024
Days on Market	254
Zoning	C1

### Listing Details

Listing Office	COLDWELLBANKER HOMETOWN REALTY
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