



## Beaumont Alberta

\$439,900

PRIME LOCATION - IMMEDIATE POSSESSION - OWNER/USER OR INVESTMENT OPPORTUNITY. Turnkey Commercial Condo Opportunity in the Growing Community of Beaumont! This professionally developed 924.44 sq. ft. retail condo unit is ideally located at 6102 29 Avenue, Unit 107, directly across from Ecole Champs Vallee School and surrounded by expanding residential neighborhoods. Currently built out as a Pet Wash & Grooming Facility, this versatile space offers an excellent opportunity for owner-operators, investors, or entrepreneurs looking to establish or expand their business. The unit features an open-concept layout, one washroom, modern finishes, ample customer parking, and excellent visibility within a high-traffic commercial plaza. Existing pet wash improvements and fixtures are included, allowing for a seamless transition for a pet-related business. The flexible layout may also suit a variety of professional, retail, or service-based uses, subject to applicable approvals. The property is available for immediate possession. Whether you're looking for a turnkey business location or a strategic commercial investment in one of Beaumont's fastest-growing areas, this property offers exceptional value and long-term potential. (id:6769)

Listing Presented By:



Originally Listed by:  
LPT Realty



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