$349,900 - 5004 51 Ave, Ponoka

MLS® #A2205626

$349,900
0 Bedroom, 0.00 Bathroom,
Commercial on 0.11 Acres

Central Ponoka, Ponoka, Alberta

Situated on a vibrant main street in the bustling heart of downtown, this expansive commercial building offers over 5000 sq. ft. of usable space on a partial basementâ€”an incredible blank canvas for your entrepreneurial vision. With its high-visibility location and sleek, modern exterior, this property is ideal for retail, office space, a gym, warehouse, or a dynamic mixed-use concept. The open floor plan provides flexible layout options, ready to be tailored to your unique needs. A spacious roomâ€”formerly a kitchenâ€”adds to the versatility, and public washrooms are already in place for added convenience. Customers will appreciate the inviting atmosphere, while a large parking lot directly across the street ensures abundant parking for both clients and staff. Located among other thriving businesses and essential community amenities, this high-traffic area offers unmatched exposure and opportunity. Whether you're establishing a flagship storefront, professional office, or innovative hybrid venture, this space is poised for success. The seller is open to lease or lease-to-own options, making it even easier to bring your business vision to life. Seize this rare chance to claim a great commercial space in a flourishing downtown hub!

Built in 1945

Essential Information

MLS® #	A2205626
Price	$349,900
Bathrooms	0.00
Acres	0.11
Year Built	1945
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	5004 51 Ave
Subdivision	Central Ponoka
City	Ponoka
County	Ponoka County
Province	Alberta
Postal Code	T4J 1R7

Additional Information

Date Listed	March 27th, 2025
Days on Market	213
Zoning	C1

Listing Details

Listing Office	RE/MAX real estate central alberta

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