

5415 & 5411 49 Ave &
4831 55 St. **Property**

3

For Sale on
VPIAuctions.com
Starts April 22,
Closes April 26

LARGE COMMERCIAL ZONED
PROPERTY WITH THREE TITLED
RED DEER, AB T4N 3X5

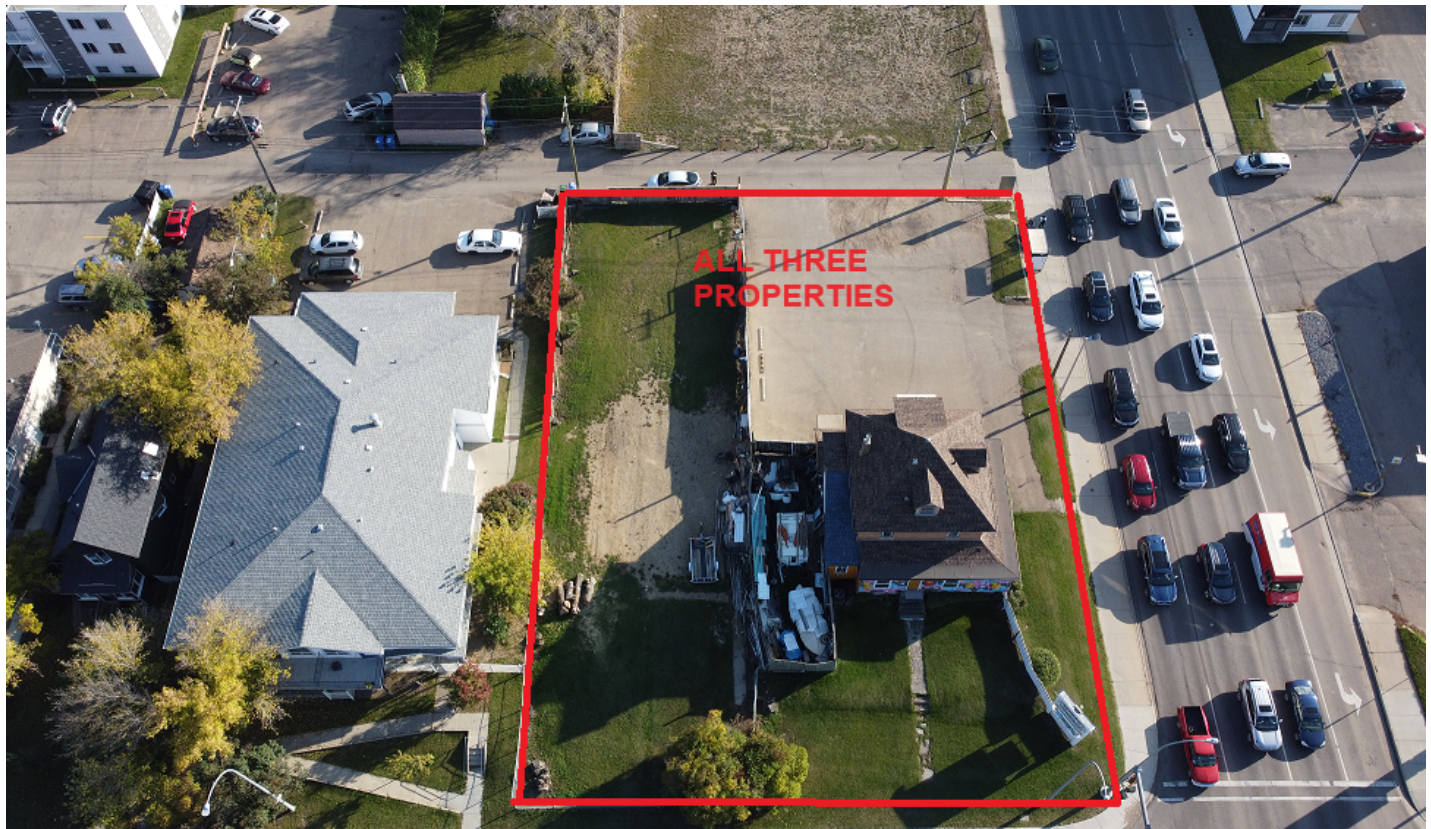
Price: \$ 1,220,000

Property 2

Property 1

PROPERTY SUMMARY

5415 49 AVENUE



Property Summary

Price:	\$1,220,000
Building SF:	2,312
Lot Size:	0.46 Acres
Zoning:	C 1
Taxes:	15363.00

Property Overview

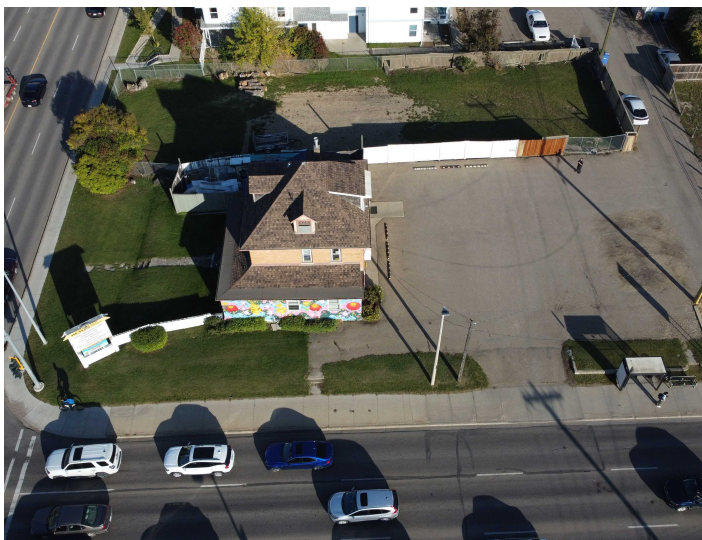
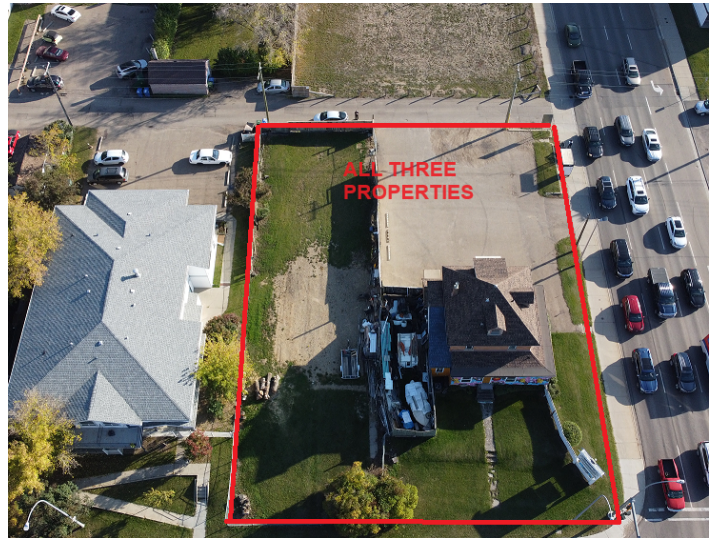
The federal government has recently announced free billions of dollars to build multifamily rental units. These lots are the "posterchild" example of the free federal government housing initiative announced. They will need to be rezoned to R-3 in order to comply with the city development by laws. The local area has a existing building currently is occupied as a successful respected Chiropractic office. The existing C-1 zoning provides for several high value uses as is.

Location Overview

The three address of the properties being sold together are 5415 5411 49 Ave & 4831 55 St.

PROPERTY PHOTOS

5415 49 AVENUE



VPI AUCTIONS INC.
Bay 6, 7459 Ave.
Red Deer, AB T4N 1N2

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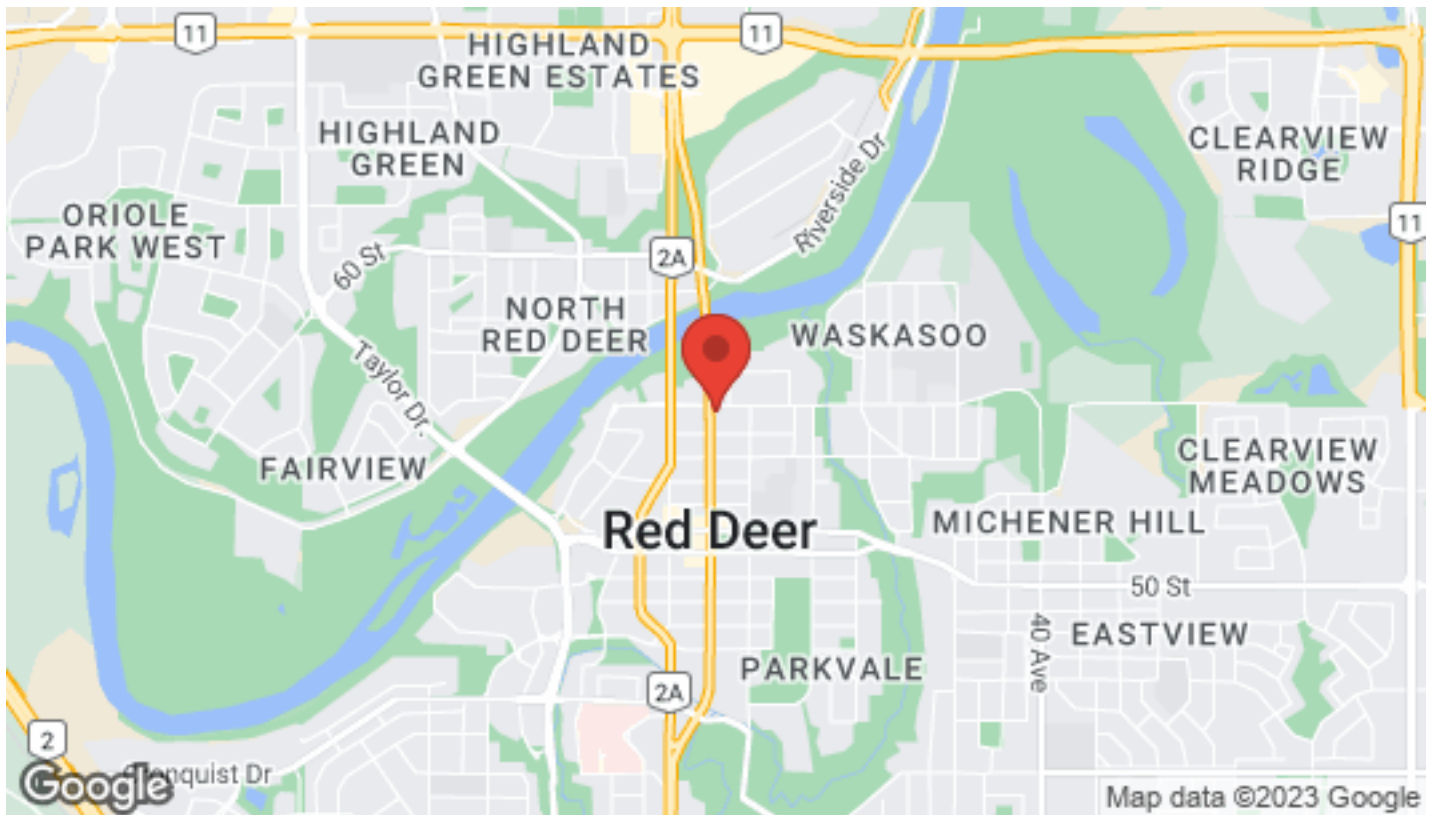
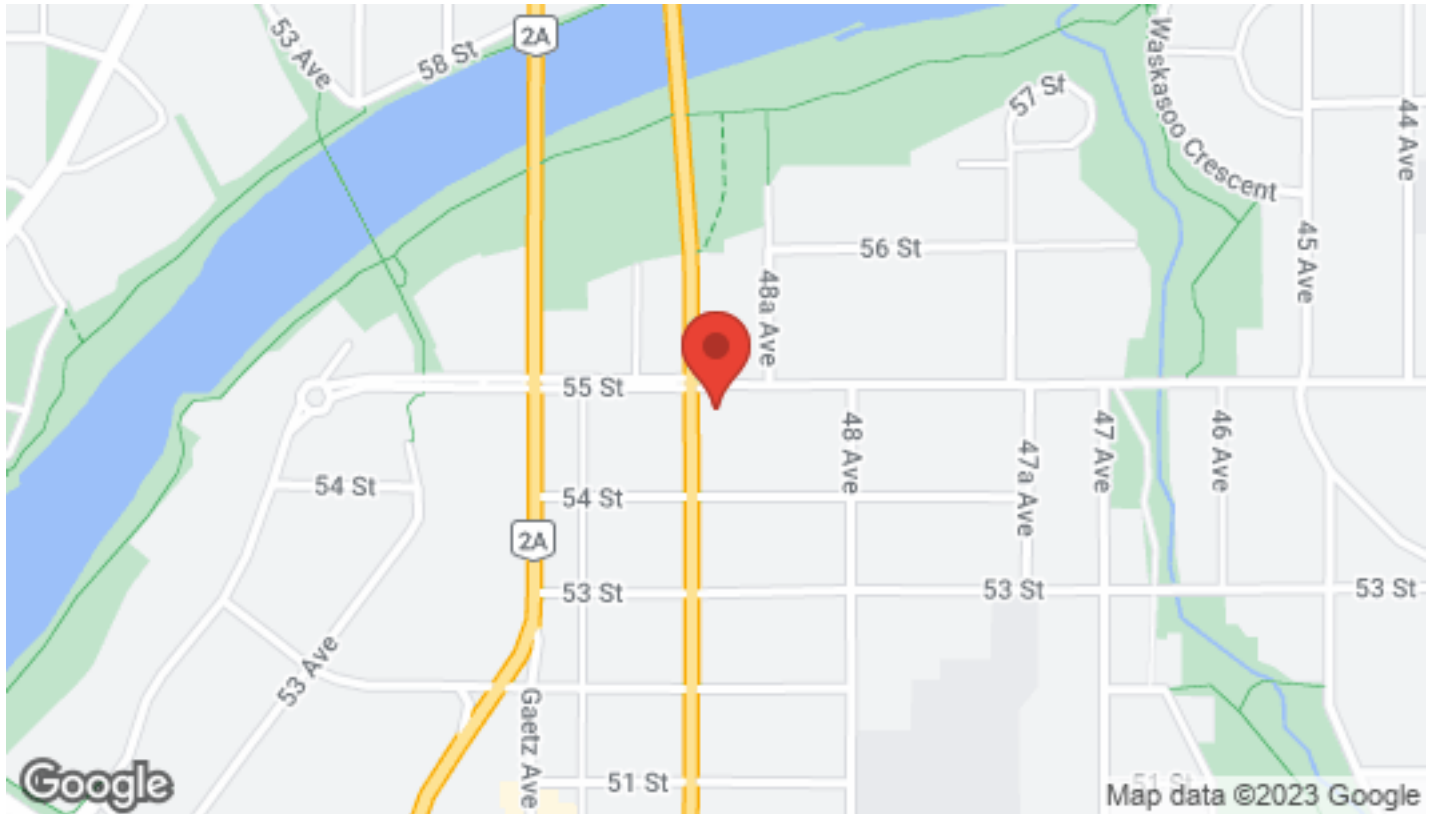
BUSINESS MAP

5415 49 AVENUE



LOCATION MAPS

5415 49 AVENUE

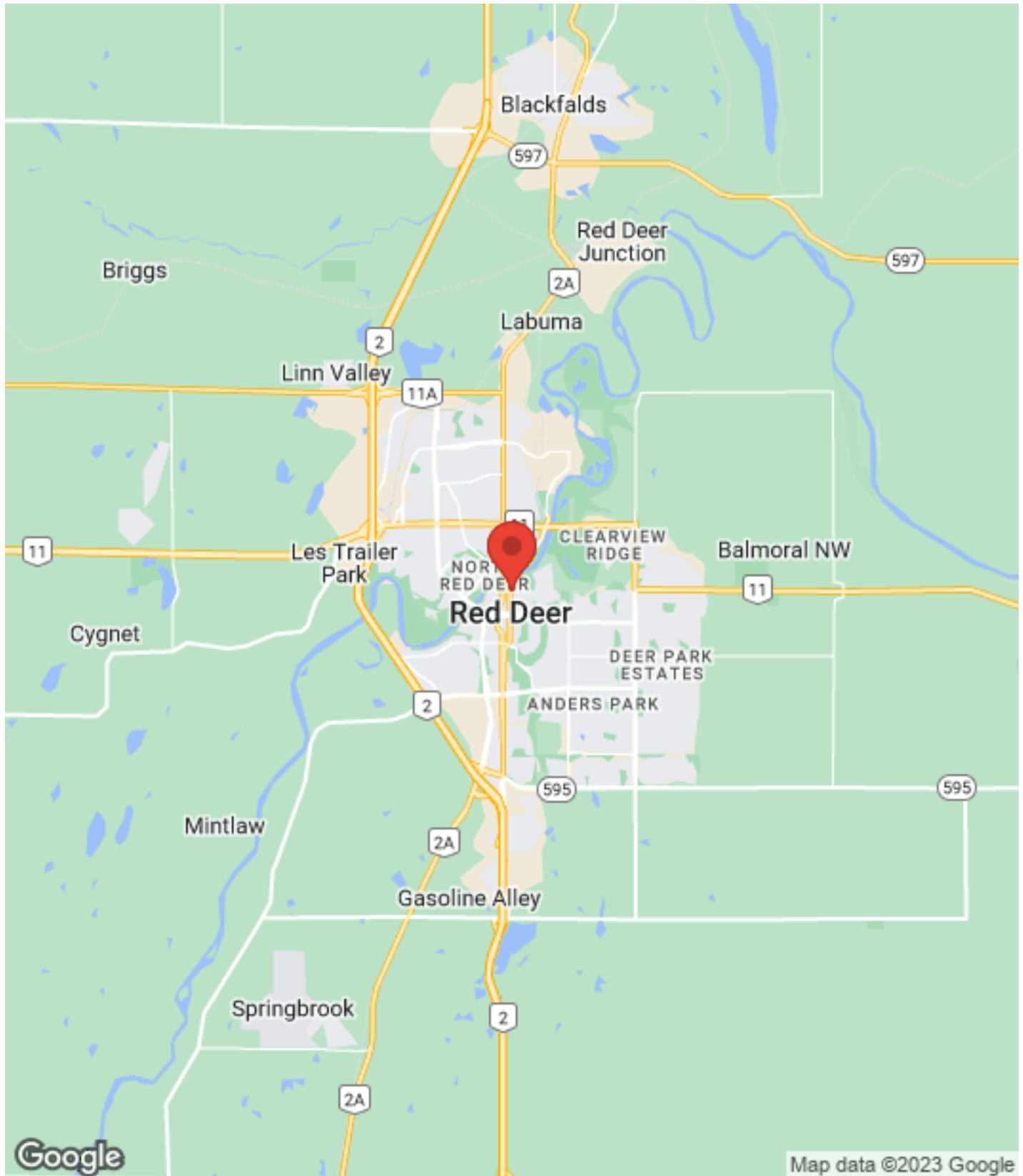


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REGIONAL MAP

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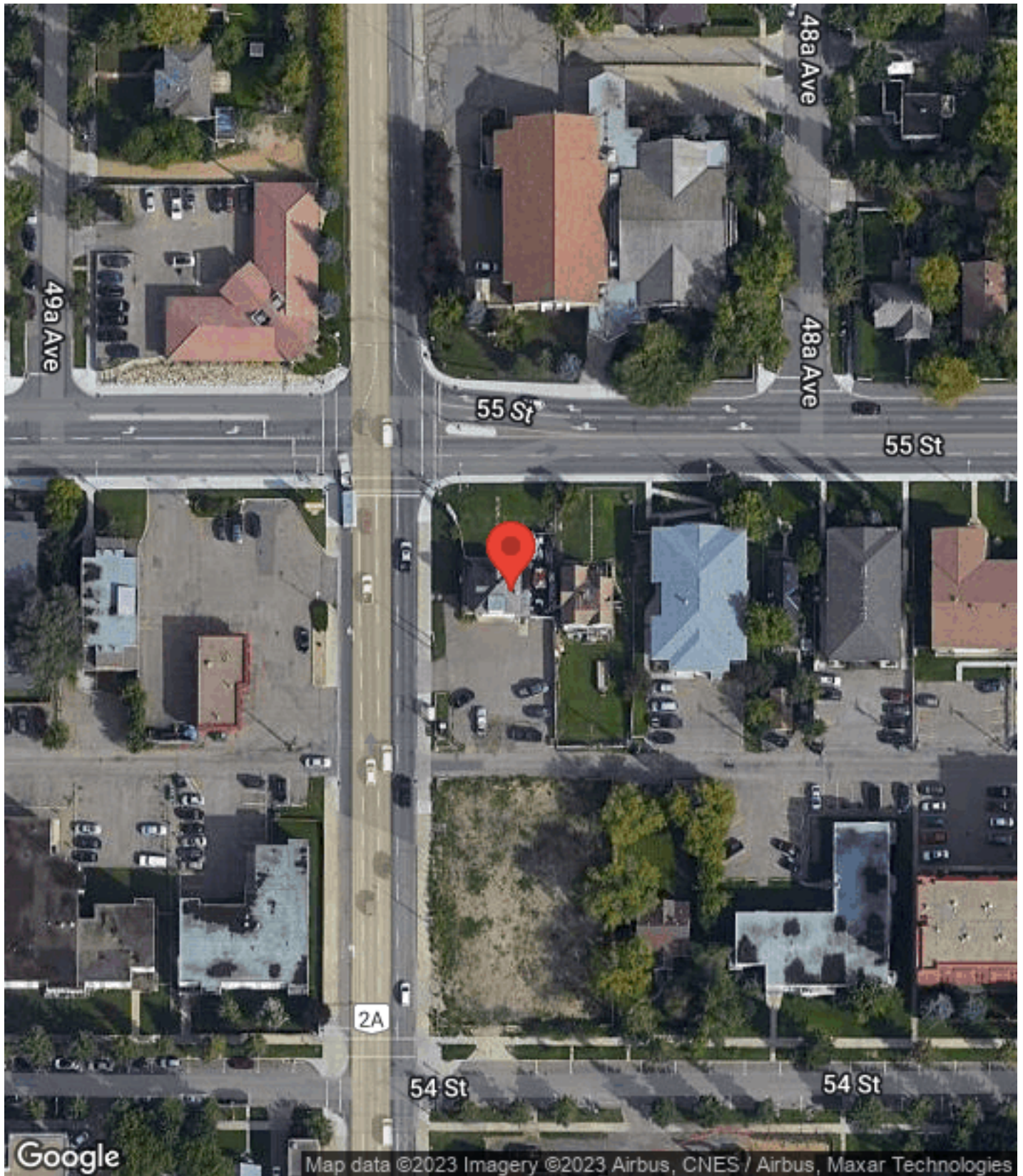


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AERIAL MAP

5415 49 AVENUE



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5415 49 AVENUE



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