

# \$229,000 - 9805 99 Avenue, Hythe

MLS® #A2095557

**\$229,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 3.41 Acres

NONE, Hythe, Alberta

Discover a business opportunity in Hythe's industrial core with this 3,680 sq ft building situated on 3.41 acres. Its strategic location ensures highway visibility, making it an optimal choice for your enterprise. The metal-clad building is equipped with two overhead doors (14 x 18 wide, 14 x 12 wide) and features 500' of open-sided storage and 200' of open-faced storage, all protected by a robust metal-clad roof. Once a thriving lumber yard, this property seamlessly adapts to various commercial ventures. With highway frontage and proximity to rail, it stands out as an ideal location for your business. Additionally, its close proximity to the B.C. border opens doors to regional opportunities. Don't miss the chance to seize the appeal of this prime location—book your viewing and embark on your business journey today!

Built in 1979

## Essential Information

MLS® #	A2095557
Price	\$229,000
Bathrooms	0.00
Acres	3.41
Year Built	1979
Type	Commercial
Sub-Type	Warehouse
Status	Active



## Community Information

Address	9805 99 Avenue
Subdivision	NONE
City	Hythe
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 2C0

## Additional Information

Date Listed	November 28th, 2023
Days on Market	640
Zoning	AG

## Listing Details

Listing Office	Sutton Group Grande Prairie Professionals
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