

# \$225,000 - 2119 20 Street, Nanton

MLS® #A2170109

**\$225,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

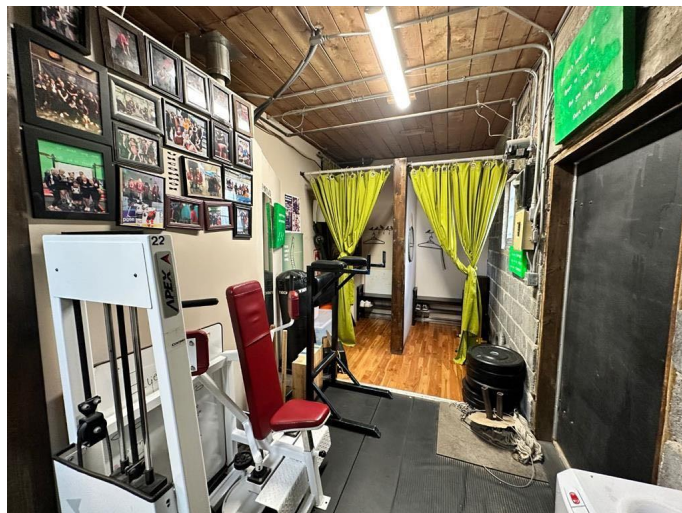
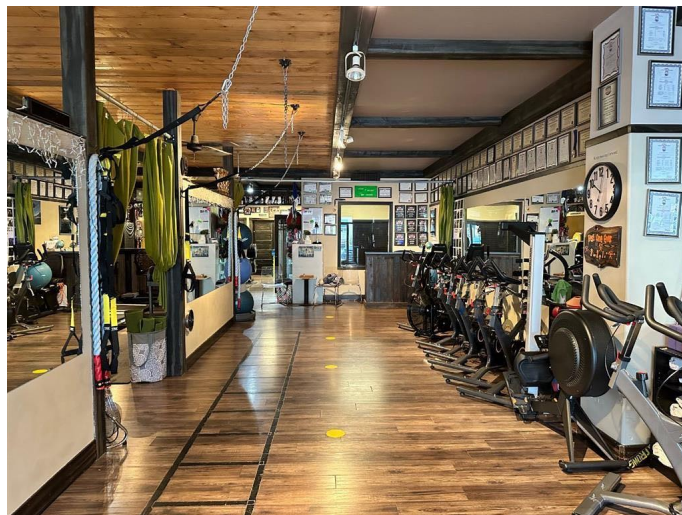
NONE, Nanton, Alberta

\*Building for sale(gym business is not part of the sale) Discover a compelling investment opportunity with a tenanted commercial property in downtown Nanton, AB. This prime location ensures not only a busy setting on main street but also the potential for a seamless transition, providing investors with the prospect of long term income and tenant satisfaction. Currently used as a Fitness Gym (gym equipment and supplies not included in the sale. The business is not for sale) the property features a large cardio area, free weight and dumbbell section, office space, therapy room, change room area, 2 piece bathroom and additional storage space. There is tons of room to work with! Parking at the rear of building and angled street parking at the front. Call your fave commercial realtor and book a showing today!

Built in 1948

## Essential Information

MLS® #	A2170109
Price	\$225,000
Bathrooms	0.00
Acres	0.00
Year Built	1948
Type	Commercial
Sub-Type	Mixed Use
Status	Active



## Community Information

Address	2119 20 Street
Subdivision	NONE
City	Nanton
County	Willow Creek No. 26, M.D. of
Province	Alberta
Postal Code	T0L 1R0

## Interior

Interior Features	High Ceilings
Heating	Forced Air, Natural Gas
Cooling	None

## Additional Information

Date Listed	October 4th, 2024
Days on Market	279
Zoning	M-DWT

## Listing Details

Listing Office	Century 21 Foothills Real Estate
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