

\$295,000 - 5012 51 Avenue, Ponoka

MLS® #A2255165

\$295,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Central Ponoka, Ponoka, Alberta

Historic Elegance with Modern Potential – Downtown Gem! This is a unique opportunity to own a beautifully restored historic property that includes a commercail space, and residential unit, in the vibrant heart of downtown. Perfectly situated on a revitalized, high-traffic street, this one-of-a-kind building combines timeless charm with modern upgrades and offers incredible flexibility for both commercial and residential use. The main level features an inviting commercial space ready for your business vision, while the upper floor showcases a fully renovated studio suite designed for style and comfort. With two bathrooms, a warm and functional living area, and private access to a deck, raised garden beds, and a patio, this suite is ideal for relaxation or entertaining. With a simple window modification, it can easily be reconfigured into a one- or two-bedroom home, expanding its versatility. Thoughtful upgrades completed in 2023/2024 ensure worry-free ownership, including new sewer and water lines, plumbing, electrical, furnace, air conditioning, flooring, framing, drywall, fire door, front door, eavestroughs, and more. The outdoor space has also been transformed with new fencing, landscaping, additional garden areas, and beautifully built decks. Blending historic character with extensive modern improvements, this property may also qualify for historic preservation grants—an added bonus for investors and entrepreneurs. Whether you’re looking to establish a



thriving business, generate rental income, or enjoy the convenience of living and working in one central location, this unique downtown property is ready to make your vision a reality.

Built in 1932

Essential Information

MLS® #	A2255165
Price	\$295,000
Bathrooms	0.00
Acres	0.00
Year Built	1932
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	5012 51 Avenue
Subdivision	Central Ponoka
City	Ponoka
County	Ponoka County
Province	Alberta
Postal Code	T4J 1R5

Exterior

Construction	Stucco
--------------	--------

Additional Information

Date Listed	September 8th, 2025
Days on Market	32
Zoning	C1

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.