

\$630,000 - 4610 48 Avenue, Red Deer

MLS® #A2262744

\$630,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.15 Acres

Downtown Red Deer, Red Deer, Alberta

Great opportunity to own this strategically located turn key office space on the edge of downtown, with close proximity to Red Deer city hall and the new courthouse. Currently being occupied as a law office, this C1 zoned commercial property (50X130FT LOT) is ideal for any number of business opportunities. Up to 11 offices with open reception area. Parking in the rear and off street (up to 11 stalls). Wheel chair accessible. A great opportunity at an affordable price. Relatively quick possession is available.

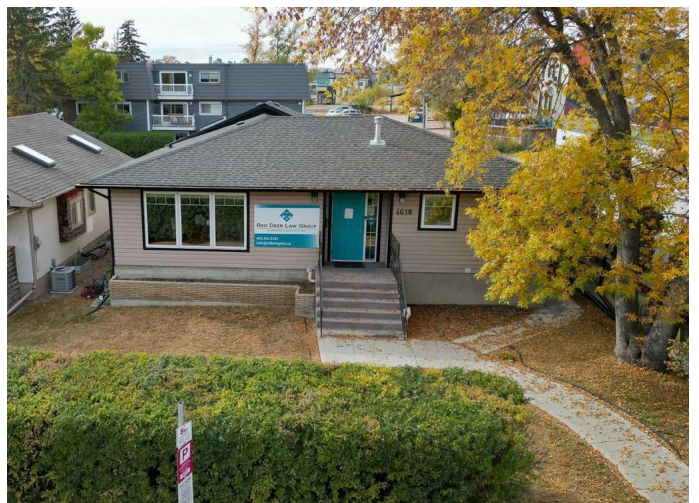
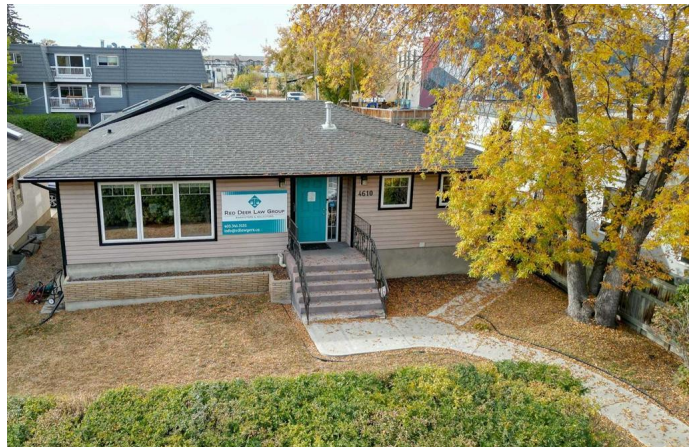
Built in 1956

Essential Information

MLS® #	A2262744
Price	\$630,000
Bathrooms	0.00
Acres	0.15
Year Built	1956
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	4610 48 Avenue
Subdivision	Downtown Red Deer
City	Red Deer
County	Red Deer
Province	Alberta



Postal Code	T4N 3S9
-------------	---------

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
-----------	--

Parking Spaces	11
----------------	----

Interior

Heating	Forced Air, Natural Gas
---------	-------------------------

Cooling	Central Air
---------	-------------

Exterior

Roof	Asphalt Shingle
------	-----------------

Construction	Concrete, Vinyl Siding, Wood Frame, Mixed
--------------	---

Foundation	Poured Concrete
------------	-----------------

Additional Information

Date Listed	October 8th, 2025
-------------	-------------------

Days on Market	5
----------------	---

Zoning	C-1
--------	-----

Listing Details

Listing Office	RCR - Royal Carpet Realty Ltd.
----------------	--------------------------------

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.