



FOR SALE

3 Lots of Prime Redevelopment Land

5411 & 5115 - 49 Ave, 4831 - 55 St, Red Deer, AB



Highlights

- Prime commercial, residential or mixed use redevelopment site
- Busy SE corner of 55 Street and 49 Avenue
- Suitable for 6,000-7,000 SF building footprint
- Multiple levels permitted
- 17,166 vehicles per day pass by this location.

Business Opportunities

- Office plaza
- Retail plaza
- C-store
- Drive-thru café
- Professional centre
- Mixed use with office/
residential upper level

Glenn Moore
Owner/Manager
403 318 8085
glenn@remaxccrd.com

Jeremy Makila
Owner/Manager
403 373 7333
jeremy@remaxccrd.com

Cam Tomalty
Senior Associate
403 350 0075
cam@remaxccrd.com

RE/MAX Complete Commercial
#401, 4911 - 51ST Street
Red Deer, AB T4N 6V4
403 986 7777

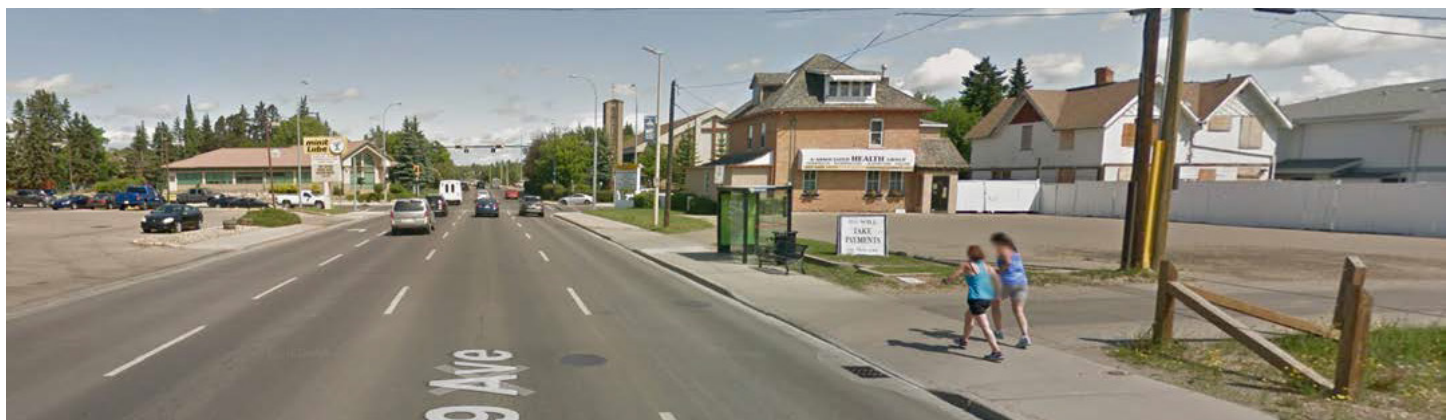
Property Details

Address	5411 & 5415 - 49 Ave, and 4831 - 55 St, Red Deer, AB
Location	City Centre
Legal Description	5411 & 5415 - 49 Ave: Plan K, B32, Lots 38, 39, 40 4831 - 55 St: Plan K, B32, Lots 36, 37
Zoning	C1
Property Description	3 lots with 2 buildings to be removed. <ul style="list-style-type: none"> • 5411 - 2,625 SF • 5415 - 9,375 SF • 4831 - 55 St - 8,000 SF • Total - 20,000 SF
Possession	60 days following removal of all conditions
Parking	Numerous parking spaces
Signage	Front of building

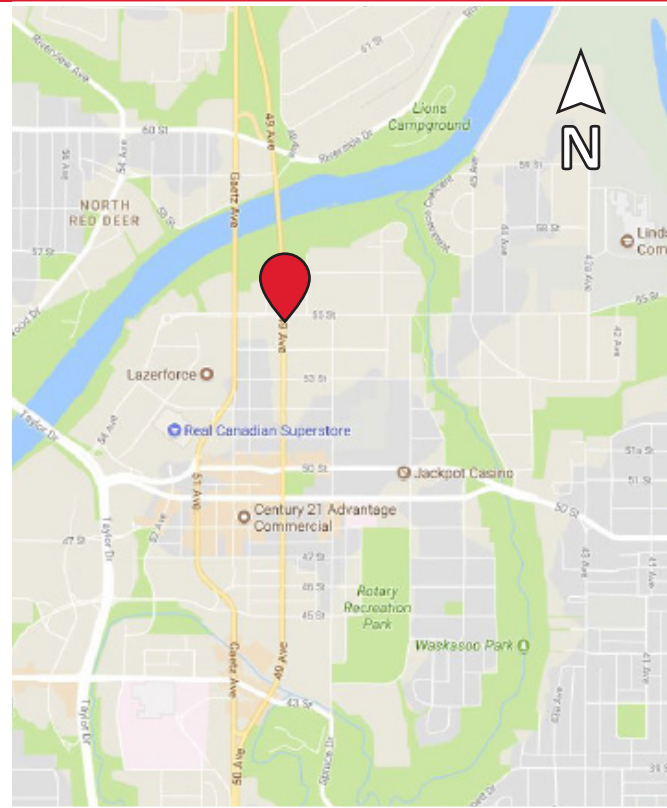
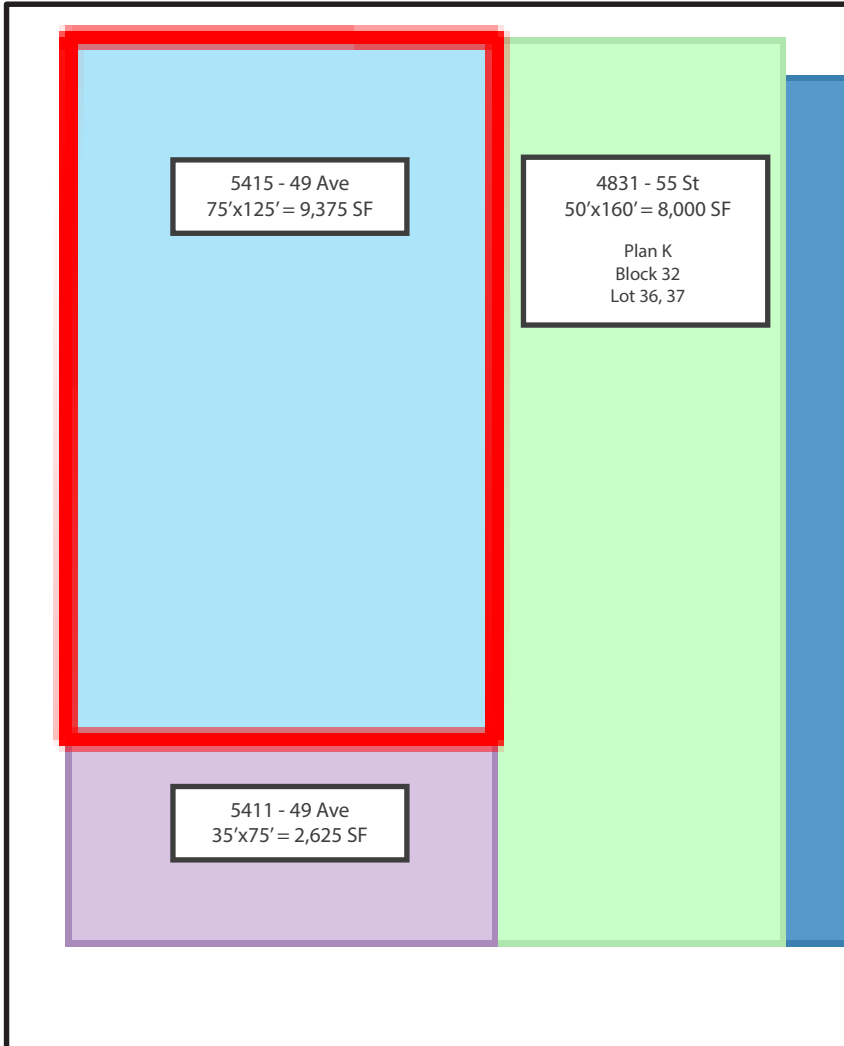
Property is marked as a land sale even though building site is operational. Selling price is based on highest and best use, being to remove existing buildings.

Lots are not being offered for sale.

Price
\$1,135,000



Site Plan



Contact Us

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