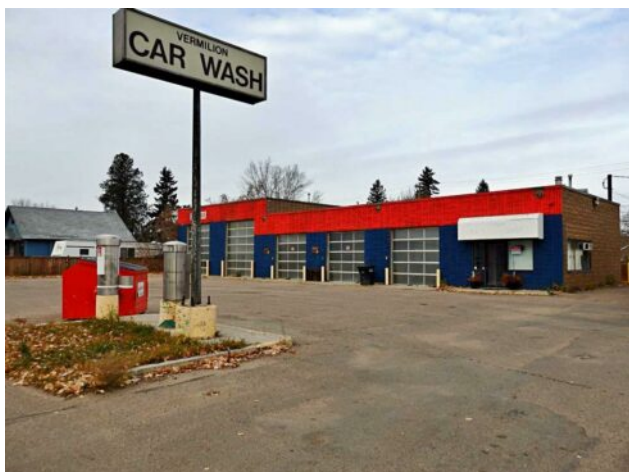


5216 50 Avenue  
 Vermilion, Alberta

MLS # A2196874



# \$297,000

Division: Vermilion

Type: Mixed Use

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 3,648 sq.ft.

Zoning: C3

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: N/A

Opportunity Awaits. Situated in the heart of Vermilion, AB, boasting 3 full lots, this 3600+ SQ FT building supplies 5 bays with newer glass paneling. Although previously used as a car wash, it has mechanics-bay written all over it. One bay provides an industrial hoist while another supplies a mechanics bay/pit. The remaining 3 are currently set-up as wash bays. Also set-up is a main-office area as well as a public washroom. All 3 lots are zoned: C3 Highway Commercial which provides a wide array of suitable business