

\$529,900 - 5209 49a Avenue, Bentley

MLS® #A2221950

\$529,900

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

NONE, Bentley, Alberta

Prime Office Building in Downtown Bentley â€“
4,046 SF

Exceptional opportunity to own a well-maintained commercial office building in the heart of Bentley. This 4,046 sq ft building features 7 spacious offices, a dedicated meeting room, print room, and a large kitchen/staff area. Designed for functionality, the property also includes 4 washrooms, a patio with BBQ area for team gatherings, and a basement crawl space for additional storage. Efficiently serviced with 2 furnaces and 2 hot water tanks, this space is ideal for professional or administrative users seeking a central location with ample room for growth.

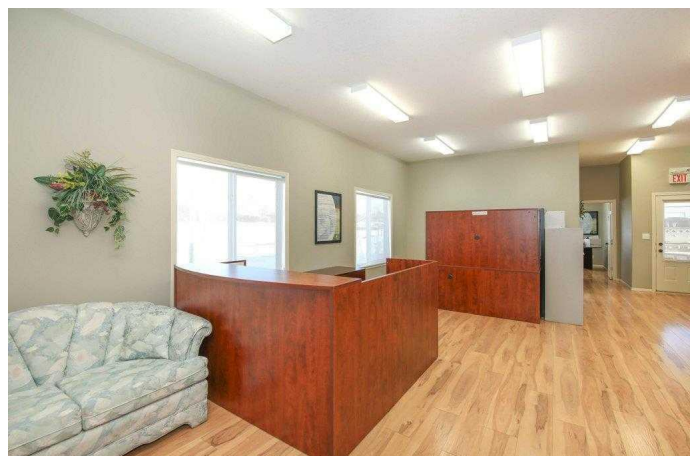
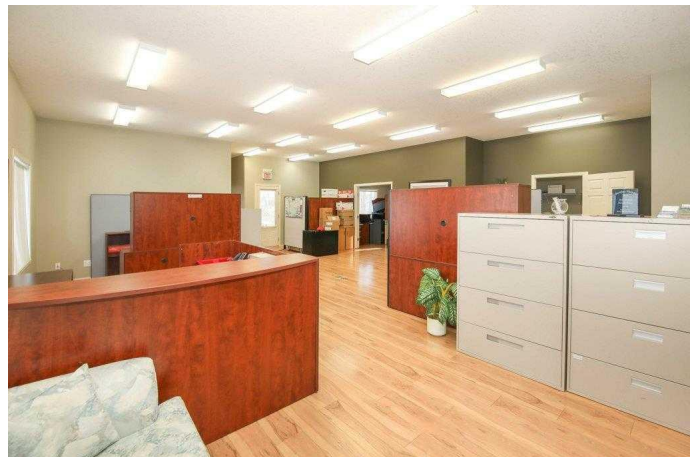
Built in 2011

Essential Information

MLS® #	A2221950
Price	\$529,900
Bathrooms	0.00
Acres	0.00
Year Built	2011
Type	Commercial
Sub-Type	Office
Status	Active

Community Information

Address	5209 49a Avenue
Subdivision	NONE



City	Bentley
County	Lacombe County
Province	Alberta
Postal Code	T0C 0J0

Additional Information

Date Listed	May 16th, 2025
Days on Market	63
Zoning	I2

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.