# \$1,775,000 - 5002 5010 50 Avenue, Two Hills

MLS® #E4335612

## \$1,775,000

0 Bedroom, 0.00 Bathroom, Retail on 0.00 Acres

Two Hills, Two Hills, AB

Fully Leased 19,635 sq.ft. retail/office multi tenant strip mall available. Property is located in the central business district in the Town of Two Hills. Fully leased to a diverse tenant mix including a grocery store, ATB Financial, government nonprofit, accounting firm and a local restaurant. Current NOI \$152,678 equates to a 8.6% cap rate at list price. Concrete block structure with various improvements over the past 5 years.



#### **Essential Information**

MLS® # E4335612 Price \$1,775,000

Bathrooms 0.00
Acres 0.00
Year Built 1978
Type Retail
Status Active

# **Community Information**

Address 5002 5010 50 Avenue

Area Two Hills
Subdivision Two Hills
City Two Hills
County ALBERTA

Province AB





Postal Code T0B 4K0

# **Exterior**

Exterior Block
Construction Block

### **Additional Information**

Date Listed April 14th, 2023

Days on Market 916

Zoning Zone 60

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Listing information last updated on October 15th, 2025 at 9:47pm MDT