

\$3,900,000 - 4820 Wallace St, Port Alberni

MLS® #1006447

\$3,900,000

0 Bedroom, 0.00 Bathroom,
Industrial on 7.51 Acres

Port Alberni, Port Alberni, British Columbia

This rare commercial opportunity offers over 12,000 sq ft of functional space across 2 buildings, situated on a 7.51-acre lot with a significant undeveloped portion, ideal for future expansion, outdoor storage, or additional structures. Zoned M1 (Light Industry), the property is perfectly suited for a wide range of commercial, light manufacturing, or service-based uses. The main building at 10,192 sq ft features upper parking, a welcoming foyer, and a spacious lobby. Inside are 6 private offices, support rooms, storage, and restrooms. The lower level includes more office space, storage, restroom, a garage, and 6 over height vehicle bays, all accessible from a fenced lower parking area. The 1,995 sq ft secondary building includes 5 more vehicle bays, enhancing operational capacity. Centrally located this property is ideal for owner-operators or investors seeking a high-utility space with strong fundamentals and excellent accessibility. Measurements are approximate, verify if important. (id:6289)

Essential Information

Listings #	1006447
Price	\$3,900,000
Bathrooms	0.00
Acres	7.51
Type	Industrial
Sub-Type	Freehold



Community Information

Address	4820 Wallace St
Subdivision	Port Alberni
City	Port Alberni
Province	British Columbia
Postal Code	V9Y3Y2

Amenities

Features	Acreage, Central location, Other
View	City view, Mountain view

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	REMAX Professionals - Dave Koszegi Group
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