

# \$1,600,000 - 9824 100 Street, Fort St. John

MLS® #C8050932

**\$1,600,000**

0 Bedroom, 0.00 Bathroom, 5,565 sqft

Retail on 0.48 Acres

N/A, Fort St. John, British Columbia

Land (Zoned C2 - Downtown Core Commercial) & Building for sale located in a high visibility location near the heart of the city, right across from the Fort St. John's North Peace Cultural Centre. It is a great spot for your business to succeed. 5,565 sq. ft. of restaurant space with a seating capacity currently set at 124 but may be increased. Tenant 1 in place for crepe shop which pays monthly rent. Lots of potential to divide larger space into 3rd rental space. The building was fully renovated 16 years ago including removal & opening up interior, new exterior stucco & bricks and a new torch-on roof with added insulation. All equipment, tables, chairs, bar, make up air and more are included in the price. A second lot is included which would provide extra parking for your business. A section of the building was renovated to accommodate a Crepe Restaurant. Also available for lease see MLS# C8050926 \* PREC - Personal Real Estate Corporation (id:6289)

Built in 2000

## Essential Information

|                |             |
|----------------|-------------|
| Listing #      | C8050932    |
| Price          | \$1,600,000 |
| Bathrooms      | 0.00        |
| Square Footage | 5,565       |
| Acres          | 0.48        |



|            |        |
|------------|--------|
| Year Built | 2000   |
| Type       | Retail |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 9824 100 Street  |
| Subdivision | N/A              |
| City        | Fort St. John    |
| Province    | British Columbia |
| Postal Code | V1J3Y1           |

### Listing Details

|                |                          |
|----------------|--------------------------|
| Listing Office | Century 21 Energy Realty |
|----------------|--------------------------|



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