

#16, 11001 20 Avenue
Blairmore, Alberta

MLS # A2281293



\$19 per sq.ft.

Division:	NONE
Type:	Retail
Bus. Type:	-
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,700 sq.ft.
Zoning:	-

Heating: -

Floors: -

Roof: -

Exterior: -

Water: -

Sewer: -

Inclusions: None

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: -

Lot Feat: -

Excellent opportunity to acquire a 1,700 sq. ft. vacant retail unit in a high-traffic, high-exposure location on Main Street in Blairmore, within the well-established Crowsnest Mall. This street-front commercial unit offers outstanding visibility and strong daytime traffic, making it ideal for retail, service, or professional use. The property is anchored by IGA, a trusted and established grocery chain that drives consistent customer flow, with complementary tenants including Bank of Nova Scotia, Red Apple, a medical clinic, and a pharmacy. Located less than 600 metres from Highway 3, this location benefits from both local and regional traffic. Originally built in 1976 and renovated in 1999, the mall remains a key commercial hub in Blairmore, offering excellent exposure, accessibility, and long-term investment appeal.