

Unreserved Commercial Real Estate Sale for Al Ingles

Sale Conducted Just East of Rimbey at our Sale Site
Property Located @ 4930 49th Ave, Rimbey, Alberta
October 18, 2019 - Time: 12:00 Noon

Selling In Conjunction with the 39th Annual Fall Machinery Consignment Sale

Legal: Plan 0822183 Blk 10 Lot 21

Selling 2 Commercial Buildings on 1 Lot.

Building #1 is 2856 Sq Ft Building that was Built in 2008 with Styro Concert Block Construction. It is all open inside with a Forced Air Heater, 4' Crawl Space w/ a Cement Floor, 2 Bathrooms & 400 Amp Power.

Building #2 is a Steel Construct 1824 Sq Ft Garage/Shop Building w/ 2 Overhead Doors, Office Area, Bathroom, Floor Drain, Hot Water Heat & 400 Amp Power.

Both Building are on 1.5 Lots with an Open Area on the West Side.

This is an Excellent Building with Great Opportunities to Move into 1 of the Buildings & Let the Other Make the Payments or Just Lease Both of Them Out.

Viewing - Open House

Saturday, September 21, 2019 from 1-4 p.m. or by Appointment

Real Estate Transaction is being Handled by Realty Executives (Sandy Knoll Craig) - 403-358-8203

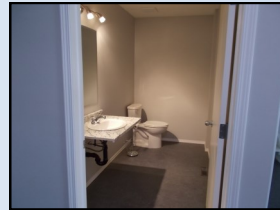
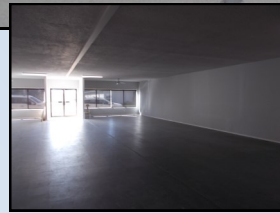
Owner - Al Ingles - 403-350-4398

Allen B. Olson - 403-783-0556 (Cell) & 403-843-2747 (Office)

All measurements are approximate and need to be verified by the purchaser.



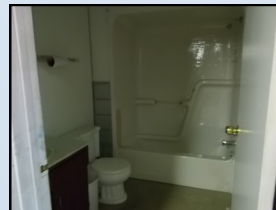
Building #1



Building #2



Both Buildings



Real Estate Terms & Conditions: 10 % Down on Sale Day. Balance & Possession on or before November 18, 2019. If Balance is NOT RECEIVED by November 18, 2019 the Deposit will be Forfeited as Liquidation Damages. OR 25% Down on Sale Day with the Owner Mortgaging the Balance at 6% on an Agreed Upon Term.

Allen B. Olson Auction Service Ltd.

(403) 843-2747 Office

Rimbey, Alberta - License No. 165690

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