

## \$795,000 - 5512 50 Avenue, Drayton Valley

MLS® #E4443843

**\$795,000**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

Drayton Valley, Drayton Valley, AB

This versatile commercial property sits on 0.885 acres in a fantastic location with frontage on 50 Avenue and just seconds from Hwy 22. The 6,452 sq ft main building was developed in three phases: a 2,016 sq ft showroom built in 1973, a 2,436 sq ft addition around 2000, and a 40' x 50' shop constructed in 2014 with two 14 ft overhead doors. The main structure includes a retail/display area and a spacious mezzanine offering office space, storage, and a staff/meeting room. Additional improvements include a 1,023 sq ft detached storage building and two 1,400 sq ft multi-bay self-storage structures. This functional property offers a flexible layout suitable for a variety of business or investment uses.

Built in 1973

### Essential Information

MLS® #	E4443843
Price	\$795,000
Bathrooms	0.00
Acres	0.00
Year Built	1973
Type	Industrial
Status	Active

### Community Information



Address	5512 50 Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 2A2

### **Exterior**

Exterior	Wood Frame
Construction	Wood Frame

### **Additional Information**

Date Listed	June 23rd, 2025
Days on Market	56
Zoning	Zone 90

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Listing information last updated on August 18th, 2025 at 2:32am MDT