

\$1,445,000 - 10036 99 St, Peace River, Peace River

MLS® #E4460436

\$1,445,000

0 Bedroom, 0.00 Bathroom,
Retail on 0.00 Acres

Peace River, Peace River, AB

A rare opportunity to own a two-storey mixed-use building in one of Northern Alberta's most scenic and thriving communities. Built in 2007 and set against the stunning Peace River Valley, this property offers strong stream of rental income and long-term value. The main floor spans approximately 5,112 sq ft with two commercial units leased to established tenants, while the upper level offers approximately 4,959 sq ft with 4 fully leased 2-bedroom apartments. Features include ample parking, concrete sidewalks, and professional landscaping. A solid investment for entrepreneurs or investors looking to grow in a close-knit, high-potential market.

Built in 2007

Essential Information

MLS® #	E4460436
Price	\$1,445,000
Bathrooms	0.00
Acres	0.00
Year Built	2007
Type	Retail
Status	Active

Community Information

Address 10036 99 St, Peace River



Area	Peace River
Subdivision	Peace River
City	Peace River
County	ALBERTA
Province	AB
Postal Code	T8S 1S3

Exterior

Exterior	Wood Frame
Construction	Wood Frame

Additional Information

Date Listed	October 1st, 2025
Days on Market	13
Zoning	Zone 70

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Listing information last updated on October 13th, 2025 at 11:02pm MDT