

\$275,000 - 320 10 Street, Wainwright

MLS® #A2261683

\$275,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Wainwright, Wainwright, Alberta

Invest with confidence in this prime mixed-use property located in the center of Wainwright's bustling downtown. With a strong tenant in place on the main level, this building delivers immediate, reliable income and long-term stability. The storefront enjoys excellent visibility and steady pedestrian traffic, making it a sought-after location for businesses. Above the retail space, a renovated two-bedroom residential suite enhances the property's cash flow potential. Equipped with modern appliances and updated finishes, the suite offers flexible options to continue generating steady rental income or house an on-site manager/owner. This property combines historic charm with updated functionality, giving it strong appeal to tenants while preserving long-term value. Investors will appreciate the diversified income streams, central location, and low vacancy risk in a supportive, growing community. Seize this opportunity to add a proven, income-producing asset to your portfolio in one of Wainwright's most recognizable and desirable commercial properties.

Built in 1955

Essential Information

MLS® #	A2261683
Price	\$275,000
Bathrooms	0.00



Acres	0.00
Year Built	1955
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	320 10 Street
Subdivision	Wainwright
City	Wainwright
County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1P6

Additional Information

Date Listed	October 6th, 2025
Days on Market	35
Zoning	C1

Listing Details

Listing Office	RE/MAX BAUGHAN REALTY
----------------	-----------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.