\$92,500 - 18 Centre Street, Derwent

MLS® #E4326000

\$92.500

0 Bedroom, 0.00 Bathroom, Retail on 0.00 Acres

Derwent, Derwent, AB

MOTIVATED SELLER! Move out of the hustle & bustle of the city to this friendly rural community of Derwent where opportunity abounds. Centrally located in East Central Alberta between Two Hills, Vermilion & Elk Point, this community borders Hwy 45 and offers privacy and great quality of life. Start your own restaurant or business in this well-maintained building on Centre Street which was operating as a cafe until March/20 (Covid-19). The 1736 sq.ft. building with full cement basement features retail space, 2 large display windows, 26 seat restaurant with tables/chairs, counters, kitchen with appliances, stainless steel prep tables, office/board room and 2 bathrooms. The building has seen many upgrades over the past few years, including plumbing, electrical, drywall & insulation, heating, metal roof and much more. This property would also make great living accommodations (permitted use) with a little re-design. Older garage included. Priced for quick sale! 2024 Taxes only \$695.21. GST may be applicable.

Built in 1950

Essential Information

MLS® # E4326000 Price \$92,500







Bathrooms 0.00
Acres 0.00
Year Built 1950
Type Retail
Status Active

Community Information

Address 18 Centre Street

Area Derwent
Subdivision Derwent
City Derwent
County ALBERTA

Province AB

Postal Code T0B 4K0

Exterior

Exterior Wood Frame
Roof See Remarks
Construction Wood Frame

Additional Information

Date Listed February 1st, 2023

Days on Market 1006

Zoning Zone 60

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on November 3rd, 2025 at 8:17pm MST