\$399,900 - 10239 104 Avenue, Rural Westlock County

MLS® #E4447002

\$399,900

0 Bedroom, 0.00 Bathroom, Office on 0.00 Acres

None, Rural Westlock County, AB

Exceptional Commercial Office Space in Central Westlock. Set on a rare 0.69-acre lot in the heart of Westlock, this unique commercial property offers unmatched space, charm, and professional potential. Formerly a private residence, it's been carefully converted into a warm, functional officeâ€"perfect for healthcare, legal, financial, or creative businesses. The expansive lot (45.24m x 61.57m) is a true standout, providing room for future expansion, generous parking, and a professional presence with real impact. A private driveway, double detached garage, and upgraded exterior finishes enhance both function and curb appeal. Inside, the layout includes multiple private offices, a welcoming reception area, a meeting room, and a full 4-piece bathroom. Beautiful hardwood floors add character throughout the main level, while a finished basement offers additional workspace or storage. With a prime central location, flexible layout, and one of the largest commercial lots in the area, this is a rare opportunity.



Built in 1947

Essential Information

MLS® # E4447002 Price \$399,900

0.00 **Bathrooms** 0.00 Acres Year Built 1947 Office Type Status Active

Community Information

10239 104 Avenue Address

Area Rural Westlock County

Subdivision None

City **Rural Westlock County**

County **ALBERTA**

Province AB

Postal Code T7P 1L3

Exterior

Stone, Stucco, Wood Frame Exterior

Roof **Asphalt Shingles**

Construction Stone, Stucco, Wood Frame

Additional Information

Date Listed July 9th, 2025

99 Days on Market

Zone 70 Zoning

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Listing information last updated on October 16th, 2025 at 4:02pm MDT



