

\$649,900 - 10 William Street, East Luther Grand Valley (grand Valley)

MLS® #X12260594

\$649,900

0 Bedroom, 0.00 Bathroom, 2,215 sqft
Office on 0.00 Acres

Grand Valley, East Luther Grand Valley (grand Valley), Ontario

A rare opportunity with the seller offering a Vendor Take-Back (VTB) mortgage at a competitive rate. This renovated 2,000+ sqft commercial property offers a bright, open-concept main floor with multiple large windows and a built-in wet bar, creating an ideal space for a range of business uses. A private office with storage and a roll-up door opens to a covered back patio, adding versatility to the layout. Upstairs includes two large office spaces, a kitchenette, a powder room, a full four-piece bathroom, and additional storage. Equipped with 200 AMP service, this property offers both function and flexibility. Residential use is not permitted. Please include 3060 days for verification of proposed use with all offers. Zoning and Grand River Conservation Authority information available in the attachments. (id:6289)

Essential Information

Listing #	X12260594
Price	\$649,900
Bathrooms	0.00
Square Footage	2,215
Acres	0.00
Type	Office



Community Information

Address	10 William Street
Subdivision	Grand Valley
City	East Luther Grand Valley (grand Valley)
Province	Ontario
Postal Code	L9W5Y5

Interior

Heating	Natural gas Forced air
Cooling	Fully air conditioned

Exterior

Lot Description	37.49 x 40.23 M
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Listing Details

Listing Office	EXP REALTY
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