

# \$1,300,000 - 4601 55 Street, Ponoka

MLS® #A2264275

**\$1,300,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.38 Acres

Central Ponoka, Ponoka, Alberta

This 14 suite apartment in Ponoka offers a great income generating opportunity. 4 bachelor suites, 2 1-b/r suites and 8 2-b/r suites. Upgrades include all new windows, peaked shingled roof, Two High Efficiency Boilers (1 for heat and 1 for domestic water), 4 Exterior Sumps, exterior styrofoam insulation & vinyl siding, balconies. A number of the units have been renovated. Triple car garage is heated, includes 220 wiring and has a separate meter for power. Includes 1 garage door opener with keypad entry. Would work well as a workshop or storage. Plenty of parking.

Built in 1964

## Essential Information

|            |              |
|------------|--------------|
| MLS® #     | A2264275     |
| Price      | \$1,300,000  |
| Bathrooms  | 0.00         |
| Acres      | 0.38         |
| Year Built | 1964         |
| Type       | Commercial   |
| Sub-Type   | Multi Family |
| Status     | Active       |

## Community Information

|             |                |
|-------------|----------------|
| Address     | 4601 55 Street |
| Subdivision | Central Ponoka |
| City        | Ponoka         |



|             |               |
|-------------|---------------|
| County      | Ponoka County |
| Province    | Alberta       |
| Postal Code | T4J 0A8       |

**Interior**

|         |                     |
|---------|---------------------|
| Heating | Boiler, Natural Gas |
|---------|---------------------|

**Exterior**

|      |         |
|------|---------|
| Roof | Asphalt |
|------|---------|

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 14th, 2025 |
| Days on Market | 31                 |
| Zoning         | R4                 |

**Listing Details**

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

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