

\$389,000 - 12707 20 Avenue, Blairmore

MLS® #A2220680

\$389,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.07 Acres

NONE, Blairmore, Alberta

The Vault Stays. The Visionâ€™s Yours.
This bold brick beauty in the heart of Blairmore was once a Royal Bank and yes, the original vaults are still intact. Today, it's a fully leased office hub with six private workspaces, but its potential stretches well beyond the leadership lounge.

With high ceilings in the walkout basement, a second floor patio with mountain views, and off-street parking, this building is perfectly positioned for a fresh new chapter. Coffee shop? Boutique retail? A cool co-working space with vintage flair? You name it.

Set on a high-visibility block of Main Street, this 2-storey character building has already had a glow up...updated electrical, plumbing, LED lighting, flooring, most windows and a brand new roof on the way in summer 2025. If youâ€™ve been waiting for the building, the one with history, charm, and room for your big ideas, this is it. Standout properties like this donâ€™t come along often in the Crowsnest Pass. Some images shown are virtual concept renderings used for illustration purposes only. They do not reflect the current state or layout of the property. All proposed uses and design ideas are conceptual only and subject to buyer verification and municipal approval.



Built in 1923

Essential Information

MLS® #	A2220680
Price	\$389,000
Bathrooms	0.00
Acres	0.07
Year Built	1923
Type	Commercial
Sub-Type	Office
Status	Active

Community Information

Address	12707 20 Avenue
Subdivision	NONE
City	Blairmore
County	Crowsnest Pass
Province	Alberta
Postal Code	T0K0E0

Amenities

Parking Spaces	4
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Interior

Heating	Hot Water, Natural Gas, Boiler
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Exterior

Lot Description	Back Lane, Cleared, Level
Construction	Brick
Foundation	Poured Concrete

Additional Information

Date Listed	May 15th, 2025
Days on Market	89
Zoning	C1

Listing Details

Listing Office	TREC The Real Estate Company
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