

# \$1,700,000 - 554 Carmichael Lane, Hinton

MLS® #A2185512

**\$1,700,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Mountain View, Hinton, Alberta

Prime Mixed-Use Commercial Building on  
Highway 16 â€” Hinton, AB

Strategically located right on Highway 16, this high-exposure mixed-use commercial property offers a strong investment opportunity in the heart of Hinton. The main floor is currently home to four well-established restaurant tenants, all on long-term leases, providing stable income.

The second floor features office or flexible space ready for customizationâ€”perfect for a variety of professional or service-based uses. The basement includes spacious warehouse/storage areas with large overhead doors, ideal for logistics or inventory-based businesses.

This property is underutilized and presents significant upside for the right buyer. With portions of the building still to be completed or leased, there's tremendous potential to add value and maximize returns.

Built in 2010

## Essential Information

MLS® #	A2185512
Price	\$1,700,000
Bathrooms	0.00
Acres	0.00



Year Built	2010
Type	Commercial
Sub-Type	Mixed Use
Status	Active

### Community Information

Address	554 Carmichael Lane
Subdivision	Mountain View
City	Hinton
County	Yellowhead County
Province	Alberta
Postal Code	T7V1S8

### Interior

Heating	Forced Air, Natural Gas, Baseboard
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### Exterior

Roof	Metal
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### Additional Information

Date Listed	May 7th, 2025
Days on Market	4
Zoning	C-HWY

### Listing Details

Listing Office	RE/MAX 2000 REALTY
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