

\$424,900 - 10 Lawrence Street, Amherst

MLS® #202220605

\$424,900

Bedroom, Bathroom, 13,446 sqft
Commercial Sale on 0.54 Acres

N/A, Amherst, NS

MULTIPLE INCOME STREAMS! calling all small business owners, investors and dreamers! This versatile commercial building in Amherst with a strong rental history could be for you! Located in downtown Amherst with great exposure! The main level currently provides fantastic spaces with a café, front barber shop, public washroom, smaller space for a Masseuse and an additional space currently used as a tattoo studio! On the bright second level you will find the beautiful "Hatha Yoga Studio" with it's own lobby, 2 independent office spaces, (one professional tenant now), 2 public washrooms and a "hot yoga" studio. The enormous rear portion of the building is the home of the "Amherst Aerials Gymnastic Club". An impressive space. There is also a 15x30 storage unit on the main level. The "Wag Canine Recreation Center" finishes off the property with retail, daycare, training and grooming. Building has phase 3 wiring, gas boiler, newer windows, 6 NEW heat pumps and a great basement. Check out the multi-media link and call today!



Essential Information

MLS® #	202220605
Price	\$424,900
Square Footage	13,446
Acres	0.54
Type	Commercial Sale

Sub-Type	Retail
Status	Closed
Date Sold	June 14th, 2024

Community Information

Address	10 Lawrence Street
Area	Northern Region
District	101-Amherst, Brookdale, Warren
Sub-District	N/A
City	Amherst
County	Cumberland
Province	NS
Postal Code	B4H 3G5

Amenities

Utilities	Electric, Natural Gas, Cable Connected, Electricity Connected, Water Connected, Natural Gas Connected, Sewer Connected, Phone Connected
Features	Grade Loading, Lighting, Laundry Facility, Public Washrooms, Recreational Area, Recreational Facilities
Parking	Public Parking, Driveway, Paved

Interior

Heating	Baseboard, Ductless, Hot Water, Radiant
Cooling	Air Conditioning
# of Stories	2

Exterior

Lot Description	0.5 to 0.99 Acres, Shopping Nearby, Visual Exposure
Roof	Rolled/Hot Mop, Tar/Gravel
Construction	Frame, Wood Frame

Additional Information

Zoning	Commercial
--------	------------

Listing Details

Listing Office	Royal LePage Cumberland Realty Ltd.
----------------	-------------------------------------

NSAR IDX Reciprocity listings are displayed in accordance with NSAR's IDX Agreements and property information is provided under copyright© by the Nova Scotia Association of REALTORS®. The above information is from sources deemed reliable but it should not be relied upon without independent verification.

Listing information last updated on October 13th, 2025 at 7:32am ADT