

1-833-477-6687 aloha@grassrootsrealty.ca

2, 7429 49 Avenue Red Deer, Alberta

MLS # A2261312



\$389,900

Lot Size:

Lot Feat:

Division:

Northlands Industrial Park

Industrial Type: **Bus. Type:** Sale/Lease: For Sale Bldg. Name: -Bus. Name: Size: 5,646 sq.ft. Zoning: Addl. Cost: **Based on Year: Utilities:** Parking:

Inclusions: N/A

Heating: Floors:

Roof: **Exterior:**

Water:

Sewer:

5,500 SF industrial condo available for SALE in the Northlands Industrial Park. This Bay has High Quality leasehold improvements ideal for your business. Great location with quick access to major transportation routes, including: Gaetz (50th) Avenue, Highway 11A, and Highway 2A. Unit features a large inviting reception area, (3) private offices, (2) meeting rooms, kitchenette, storage room, warehouse, washroom, and storage mezzanine. Warehouse is equipped with (1) 12' x 16' overhead door and fluorescent lights. Paved shared angle parking in the front of the building, with additional street parking available. Common yard is paved and has (2) access points. Possession can be immediate but is negotiable.