\$2,100,000 - 450163 82 Street E, Rural Foothills County

MLS® #A1020082

\$2,100,000

0 Bedroom, 0.00 Bathroom, Commercial on 2.16 Acres

Abilds Industrial Park, Rural Foothills County, Alberta

INVESTMENT OPPORTUNITYFULLY LEASED 12,000 SQ FT STEEL FRAME SHOP on 2.16 ACRES AVAILABLE FOR SALE . Property features CLEAR SPAN STEEL STRUCTURE BUILDING of 150' X 80' with 20 FT + CEILING / 3PH w/800 AMP /6 @ 14' X 14 ' OVERHEAD DOORS/ 4 @ 2pc washrooms / YARD is fully gravelled with SECURITY Chain link FENCE and YARD LIGHT /MAIN floor office of 760 sq ft PLUS MEZZANINE office of 830 sq ft with kitchenette with BIG WEST MOUNTAIN VIEWS /NO BUSINESS TAXES and LOW PROPERTY TAXES / LOCATED north of Cargill Foods with good access onto #2 HWY via Aldersyde or 498 th Ave OVERPASSES.



Essential Information

MLS® # A1020082 Price \$2,100,000

Bathrooms 0.00 Acres 2.16 Year Built 2005

Type Commercial

Sub-Type Industrial

Status Active

Community Information







Address 450163 82 Street E

Subdivision Abilds Industrial Park

City Rural Foothills County

County Foothills County

Province Alberta
Postal Code T0L 0A0

Amenities

Parking Spaces 19

Parking Parking Pad

Interior

Heating Forced Air

Exterior

Exterior Features Private Yard

Roof Metal

Construction Metal Frame

Additional Information

Date Listed August 4th, 2020

Days on Market 1902

Zoning industrial

Listing Details

Listing Office ROYAL LEPAGE SOLUTIONS

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