

# \$14 - 3, 39207 Range Road 271, Rural Red Deer County

MLS® #A2262659

**\$14**

0 Bedroom, 0.00 Bathroom,  
Commercial on 1.00 Acres

Blindman Industrial Park, Rural Red Deer  
County, Alberta

40'x100' Shop with a FULLY FENCED yard.  
FRESH PAVEMENT THROUGH OUT  
SUBDIVISION! Catering to Oilfield/  
Mechanical and many other BSI Zoned  
businesses. Infrared tube heating, well  
insulated attractive building. High bay metal  
hallights, large insulated overhead doors,  
signage on building for your graphics.Â  
Secured Yard Spaces. WELL MAINTAINED  
40'x 100' DRIVE-THRU SHOP SPACE!  
Located on a corner lot in Blindman Industrial  
Park. "19 foot ceilings throughout, all steel  
(interior & exterior) overhead infrared heaters,  
a 16' wide by 16' high doors and one other  
shop 12'x16' door at the back. Reception, two  
offices/ 2 baths, Fully fenced & secure  
0.5ACRE YARD SPACE. Good drainage,  
newly gravelled yard. A perfect spot for  
HEAVY DUTY MECHANICS, OILFIELD  
SERVICE COMPANY, TRUCKING  
COMPANY & more. Option 1-2 ACRE yard  
space directly across from this bay is available  
at an additional charge if needed.

Built in 2004

## Essential Information

|           |          |
|-----------|----------|
| MLS® #    | A2262659 |
| Price     | \$14     |
| Bathrooms | 0.00     |
| Acres     | 1.00     |



|            |            |
|------------|------------|
| Year Built | 2004       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Active     |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 3, 39207 Range Road 271  |
| Subdivision | Blindman Industrial Park |
| City        | Rural Red Deer County    |
| County      | Red Deer County          |
| Province    | Alberta                  |
| Postal Code | T4S 2M4                  |

### Interior

|         |                   |
|---------|-------------------|
| Heating | In Floor, Radiant |
|---------|-------------------|

### Exterior

|              |                 |
|--------------|-----------------|
| Roof         | Metal           |
| Construction | Metal Frame     |
| Foundation   | Poured Concrete |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 6th, 2025 |
| Days on Market | 13                |
| Zoning         | BSI               |

### Listing Details

|                |                      |
|----------------|----------------------|
| Listing Office | Century 21 Advantage |
|----------------|----------------------|

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