

\$1,800 - 106, 4 Cuendet Industrial Way, Sylvan Lake

MLS® #A2265053

\$1,800

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Cuendet Industrial Park, Sylvan Lake, Alberta

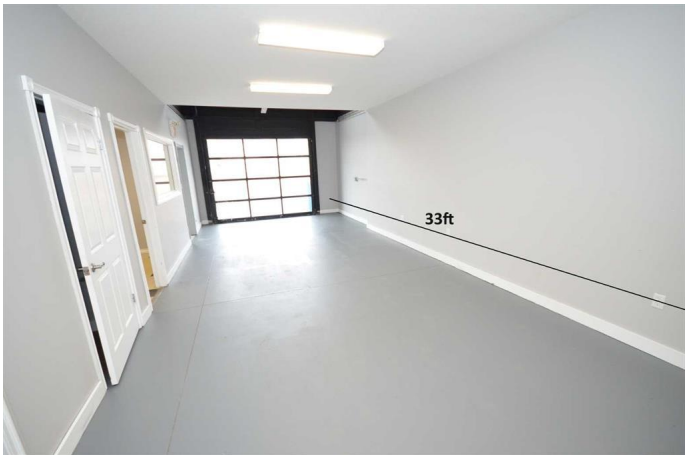
Now available for lease – Front of unit only. this clean and functional 1,430 sq ft industrial bay offers exceptional versatility for trades, service, or light industrial use. The main floor (792 sq ft) features a bright front entry/reception area, private office with two bathrooms, and a spacious 14.5â€™ x 32â€™ shop bay with a 10â€™ x 8â€™ overhead door. A mezzanine level (~640 sq ft) provides additional office, storage, and staff space, complete with a kitchenette, mechanical room, and open workspace.

Located in Sylvan Lake’s Cuendet Industrial Park, just minutes from Highway 20 and town amenities, this bay provides easy access, paved parking, and flexible space suitable for a wide range of businesses. Total area: ~1,430 sq ft (main + mezzanine). 10â€™ x 8â€™ overhead bay door + man door. Two bathrooms. Kitchenette and storage mezzanine. 9â€™ ceiling height in shop. Zoned for light industrial/commercial use. Lease Rate: Negotiable – contact for terms and availability.

Built in 2002

Essential Information

MLS® #	A2265053
Price	\$1,800
Bathrooms	0.00
Acres	0.00



Year Built	2002
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	106, 4 Cuendet Industrial Way
Subdivision	Cuendet Industrial Park
City	Sylvan Lake
County	Red Deer County
Province	Alberta
Postal Code	T4S2J7

Interior

Heating	Forced Air, Natural Gas
Cooling	Central Air

Additional Information

Date Listed	October 16th, 2025
Days on Market	1

Listing Details

Listing Office	KIC Realty
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