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5705 49 STREET FOR SALE



Commercial Real Estate > Commercial Property for Sale


Location
Grimshaw, Alberta



Listing ID:
27460


MLS ID:
A1127792

\$385,000



 **AMBER MARCOUX**

 RE/MAX Northern Realty
 780-624-3844

 5705 49 Street , Grimshaw , Alberta T0H 1W0

Transaction Type For Sale	Title Fee Simple	Days On Market 1788
Zoning M1 - Industrial	Subdivision NONE	Year Built 2014
Structure Type Other	Property Type Commercial	Property Sub Type Industrial
Legal Plan 2221401	Building Area (Sq. Ft.) 2300.00	Building Area (Sq. M.) 213.68
Lot Size (Sq. Ft.) 27125	Lot Size (Acres) 0.62	Restrictions None Known
Reports None		

If you have been looking for a shop in Grimshaw this is a must see! This newer shop is in very good condition and measures ~2,300 square feet and features a drive through set up with 14 foot overhead doors on each side, in floor heat and a large floor drain. There is also a completed mezzanine perfect for use as an office, parts storage or a coffee room. The main level has an open shop area and also houses a 2 piece washroom with laundry hook ups. The mechanical room has been set up with future expansion in mind, featuring 2 boilers so you will never be without heat. This well graveled lot has room for additional parking and storage. Book an appointment to take a closer look or check out the 360 virtual tour now available in the media section.

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