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650 SUNRISE RD FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Rural Northern Sunrise County, Alberta

Listing ID:
27512


MLS ID:
A1237181

\$1,600,000



 **WALKER COTE**
 (780) 837-1730

 Sutton Group Grande Prairie Professionals
 780-532-7701

 650 Sunrise RD , Rural Northern Sunrise County , Alberta t8s 1s2

Transaction Type

For Sale

Days On Market

1081

Zoning

CSG

Subdivision

Northern Sunrise County

Nearest Town

Peace River

Year Built

2015

Structure Type

Industrial

Property Type

Commercial

Property Sub Type

Industrial

Legal Plan

1425575

Building Area (Sq. Ft.)

11300.00

Building Area (Sq. M.)

1049.80

Lot Size (Sq. Ft.)

119354

Lot Size (Acres)

2.74

Construction Type

Metal Frame

Electric

220 Volts

HeatingForced Air,Natural
Gas,Radiant**Commercial Amenities**Boardroom,Kitchen,Lunchroom,Mezzanine,Outside
Storage,Parking-Extra,Storage,Storefront**Access to Property**

Paved Road

Inclusions

N/A

Restrictions

None Known

Reports

Aerial Photos

Industrial 7 Bay Shop for sale, located just outside Peace River! Excellent location for your business!! Access to Highway #2 on the Southwest side & Secondary Highway #688 on the Southeast side. 11,300 sq. ft. building (9,600 square feet on the main floor & 1,700 sq. ft. on the second floor) steel framed structure with open storage mezzanine in the shop areas. Features two driveway accesses, 20-foot ceilings, 225 amp electricity, 3 offices, 2 washrooms, lunch room & a conference room. Forced air gas furnace & radiant gas heaters in the shop! Overhead doors: (5) 14' X 12' (2) 18' X 14' with a 120' long drive through bay. The building sits on a 2.74-acre lot, tons of outdoor storage in the fenced cold storage compound that features power. The property has natural gas, hydro, telephone, Cablevision, Coop water/sewer main lines. Perfect location to set up your business! Book your showing today!

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