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126 QUEENS DRIVE FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Red Deer, Alberta



Listing ID:
27967

MLS ID:
A2119229

\$4,450,000



 **ROCKY PARK**
 (403) 681-7512

 CIR Realty
 403-247-7770

 126 Queens Drive , Red Deer , Alberta T4P 0R4

Transaction Type

For Sale

Days On Market

455

Zoning

I1-Industrial (Business S

Subdivision

Queens Business Park

Year Built

2014

Structure Type

Retail

Property Type

Commercial

Property Sub Type

Business

Legal Plan

1422389

Building Area (Sq. Ft.)

29309.00

Building Area (Sq. M.)

2722.87

Lot Size (Sq. Ft.)

139827

Lot Size (Acres)

3.21

Inclusions

N/A

Restrictions

None Known

Reports

Appraisal,Financial Statements

* A STATE OF THE ART TRUCK WASH WITH 3 WAND WASH TRUCK BAYS(2 bays with 150 foot length and 1 bay with 120 foot length), AND 12 BARN STYLE CAR WASH BAYS * LOT SIZE: 3.21 ACRES * BUILDING SIZE: 29,309 sqft * CURRENT OWNER BUILT IN 2014 * STRATEGICALLY LOCATED IN THE INDUSTRIAL PARK * SOLID AND STEADY SALES * OWNERS RETIRING **Two of the truck bays with 150 foot length are currently being converted from the automatic bays to the new wand bays. Also there will be an upgrade of the existing system of car wash bays. This conversion will be expected to be completed by the end of June 2025.

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