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23 BELLEROSE DRIVE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
St. Albert, Alberta



Listing ID:
28281

MLS ID:
A2147235

\$8,050,000



 **MICHELLE PLACH**
 (780) 965-4662

 **Honestdoor Inc.**
 780-965-4662

 23 Bellerose Drive , St. Albert , Alberta T8N 5E1

Transaction Type

For Sale

Days On Market

357

Zoning

DC - Direct Control

Subdivision

Inglewood_SALB

Year Built

1972

Structure Type

Multi Unit

Property Type

Commercial

Property Sub Type

Retail

Legal Plan

2020669

Building Area (Sq. Ft.)

34867.00

Building Area (Sq. M.)

3239.22

Inclusions

Call seller directly

Restrictions

Call Lister

Reports

Call Lister

Located just off St. Albert Trail, the primary arterial roadway in St. Albert, the Property benefits from short drive times to key transportation routes including Anthony Henday Drive and Yellowhead Trail. The Property has eight grade doors, one ramped grade door and four dock doors. Inventory can be easily managed without disrupting walk-in customers at the front of the space. The Property is well-maintained with modern finishes in the reception and office spaces, as well as functional common boardrooms. The Property offers a functional layout for a wide range of industrial users seeking higher quality office space and conventional warehousing.

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