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104 67048 MISSION ROAD FOR SALE

Commercial Real Estate > Commercial Property for Sale




Location
Lac La Biche, Alberta



Listing ID:
28514


MLS ID:
A2159453

\$449,000



 **JAMES PIQUETTE**
 (780) 623-9700

 **RE/MAX LA BICHE REALTY**
 780-623-2514

 104 67048 Mission Road , Lac La Biche , Alberta T0A 2C0

Transaction Type For Sale	Title Fee Simple	Days On Market 364
Zoning Serviced Industrial Distr	Subdivision Lac La Biche	Nearest Town Lac La Biche
Year Built 1998	Structure Type Warehouse	Property Type Commercial
Property Sub Type Industrial	Legal Plan 1524374	Building Area (Sq. Ft.) 3200.00
Building Area (Sq. M.) 297.29	Footprint (Sq. Ft.) 3200	Heating Ceiling,Radiant
Lot Features Cleared	Access to Property Airport Nearby,Public	Inclusions n/a
Restrictions Call Lister	Reports None	

This 3,200 sq meter industrial shop, built in 1998, is located just a 2-minute drive from Lac La Biche and sits on a .82-acre lot. Featuring two main bays with a connecting door, this property offers flexibility for various uses. The shop includes an upper mezzanine level, a tool crib, and a bathroom for added convenience. The property is serviced by its own septic system and cistern, with the option to connect to town water and sewer if desired. The entire property is enclosed by a chain-linked fence, providing security and functionality. Perfect for businesses seeking a well-equipped space close to town! Owner will consider leasing.

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