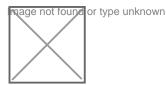


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 48 EAST LAKE GREEN NE FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**Airdrie, Alberta

Listing ID:

29889

MLS ID: A2204220

\$2,150,000



A MANNY VERDUGO

- U CDN Global Advisors Ltd.
- **403-531-4336**
- 48 East Lake Green NE, Airdrie , Alberta T4A 2J2

**Transaction Type** 

For Sale

**Days On Market** 

165

1983

Zoning IB-2

Subdivision

East Lake Industrial

Year Built

Industrial

Structure Type

Property Type

Commercial

**Property Sub Type** 

Industrial

Legal Plan

7710285

Building Area (Sq. Ft.)

7458.00

Building Area (Sq. M.)

692.87

Inclusions

N/A

Restrictions
Call Lister

Reports
Call Lister

7,458 SF freestanding building on 0.56 Acres located at East Lake industrial Park. Ideal use for manufacturing and fabrication. In this industrial building includes 920 SF of main floor office and 920 SF of bonus mezzanine. Wide and functional warehouse, which includes 5 drive-in doors (12 Ft w x 14 Ft h), heavy power at 400 Amps (TBV), 16 Ft clear height, and compressed air system in place. In addition, there is Telus cell tower on site for additional income (contact agent for more details). Close proximity to Veteran Boulevard NE and Queen Elisabeth II Highway.

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