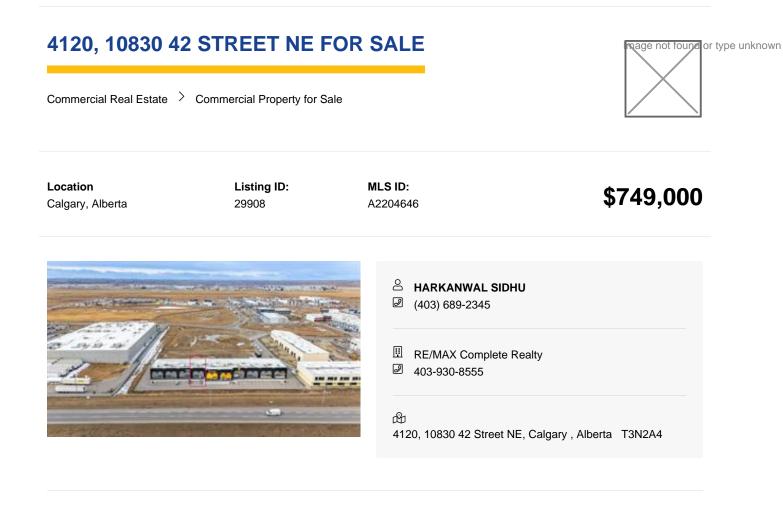


Generated: May 22, 2025, 5:21:05

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.



| <b>Transaction Type</b>    | <b>Title</b>            | Days On Market   |
|----------------------------|-------------------------|--|
| For Sale                   | Fee Simple              | 60   |
| <b>Zoning</b><br>I-G       | Subdivision<br>Stoney 3 | Building Type<br>Commercial Mix,Condo<br>Complex,Manufacturing,Warehouse |
| Year Built                 | Structure Type          | Property Type  |
| 2019                       | Industrial              | Commercial   |
| Property Sub Type          | Legal Plan              | Building Area (Sq. Ft.)  |
| Mixed Use                  | 2211625                 | 1997.00  |
| Building Area (Sq. M.)     | Commercial Amenities    | Inclusions   |
| 185.53                     | See Remarks             | N/A  |
| Restrictions<br>None Known | Reports<br>Call Lister  |  |

Seize this exceptional opportunity to establish your business in Alpine Industrial Park, a brand new development in the thriving Jacksonport area. This 1,997 sq. ft. industrial bay features 22 ft ceilings, large windows for natural light, a 12X14 Drive-In rear loading door, and 225 Amp electrical service, making it ideal for most businesses requirments. Built with energy efficient SIP panels, it ensures long term savings on energy costs. Strategically located along Metis Trail, this bay offers maximum daily exposure with high traffic flow and excellent signage visibility. Zoned IG, it accommodates a variety of uses, including mechanic shops, car detailing, kitchen cabinet stores, and a variety of warehouse uses. With exceptional visibility, accessibility, and flexibility, this is the perfect space to grow your business—call today for more information!

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