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## 731056A RANGE ROAD 62 FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Sexsmith, Alberta

**Listing ID:**  
30140

**MLS ID:**  
A2210644

**\$3,445,000**



 **WAYNE LOCK**  
 (780) 831-7573

 RE/MAX Grande Prairie  
 780-538-4747

 731056A Range Road 62 , Sexsmith , Alberta T0H 3C0

<b>Transaction Type</b>	<b>Title</b>	<b>Days On Market</b>
For Sale	Fee Simple	290
<b>Zoning</b>	<b>Subdivision</b>	<b>Year Built</b>
RM-2	NONE	2025
<b>Structure Type</b>	<b>Property Type</b>	<b>Property Sub Type</b>
Industrial	Commercial	Industrial
<b>Legal Plan</b>	<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>
0721598	11640.00	1081.38
<b>Lot Size (Sq. Ft.)</b>	<b>Lot Size (Acres)</b>	<b>Inclusions</b>
334105	7.67	NA
<b>Restrictions</b>	<b>Reports</b>	
None Known	None	

Newly constructed, 11,640 Square foot shop just off the Emerson Highway, on 7.67 acres. Shop has two, 120' drive through bays and one conventional bay. One of the drive throughs is a wash bay. 16' wide by 18' high overhead doors. (5 OHDs total) 22' ceiling height. Offices can be built to suite at an additional negotiated price. Property is serviced with a well and sewer system. The Seller can offer approximately 15 to 20 acres more land if required.

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