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6542 SPARROW DRIVE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Leduc, Alberta

Listing ID:
30275

MLS ID:
A2214098

\$18,800



 **WARREN COCHLIN**
 (780) 701-1932

 **CDN Global Advisors Ltd.**
 403-531-4336

 **6542 Sparrow Drive , Leduc , Alberta T9E 6T9**

Transaction Type	Days On Market	Lease Amount
For Lease	277	18800.00
Lease Frequency	Sub Lease	Subdivision
Monthly	1	West Industrial_LEDU
Building Type	Year Built	Structure Type
Free-Standing,Mixed Use,Retail	2019	Industrial
Property Type	Property Sub Type	Legal Plan
Commercial	Mixed Use	8022040
Building Area (Sq. Ft.)	Building Area (Sq. M.)	Footprint (Sq. Ft.)
5500.00	510.96	5500
Inclusions	Restrictions	Reports
None	Airspace Restriction	Title

Rare Ownership Opportunity. 5,500 SF freestanding building on 1.33 Acres. 1,500 SF showroom/office with 4,000 SF fully equipped shop and wash bay. Four (4) grade loading doors (14' x 16'). Fully paved, fenced, and secured yard/parking area. Excellent exposure to the QEII, 50 Street, and new highway overpasses. Equipment, Hoists, and furniture are available.

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