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9502 154 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale

**Location**

Rural Grande Prairie No. 1, County Of, Alberta

Listing ID:

32002

MLS ID:

A2253825

\$3,500,000 **CORD SPERO** (780) 832-5880 RE/MAX Grande Prairie 780-538-4747

9502 154 Avenue , Rural Grande Prairie No. 1, County Of , Alberta T8X 0L2

Transaction Type	Days On Market	Zoning
For Sale	145	RM-2
Subdivision	Nearest Town	Year Built
NONE	Grande Prairie	2012
Structure Type	Property Type	Property Sub Type
Industrial	Commercial	Industrial
Legal Plan	Building Area (Sq. Ft.)	Building Area (Sq. M.)
1122993	8500.00	789.67
Lot Size (Sq. Ft.)	Lot Size (Acres)	Inclusions
233917	5.37	n/a
Restrictions	Reports	
None Known	None	

An exceptional industrial opportunity on 5.37 acres in the County of Grande Prairie. This 8,500 sq. ft. shop, built in 2012, is situated in the McRae Industrial Park with RM-2 zoning, offering excellent access to Highway 43 and the City of Grande Prairie. The building is well laid out with two 100' pull-through bays, and one stub bay, all of which is accessed by five 16' by 16' overhead doors. The building boasts a dedicated wash-bay, an approximately 1,000 sq.ft. mezzanine area and is positioned on the west side of the yard providing ample functional yard space. Call your Commercial Realtor© today to book a private tour.

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