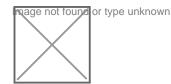


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184075 7 STREET E FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location

Rural Newell, County Of, Alberta

Listing ID:

32184 A22583

MLS ID: A2258300

\$1,750,000



A RIA MAVRIKOS

(403) 875-0886

□ RE/MAX Key

587-316-2000

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184075 7 Street E, Rural Newell, County Of, Alberta T1R 1B4

Transaction Type Days On Market

For Sale 1 B-RUR, A-GEN

Zoning

SubdivisionNearest TownBuilding TypeNONEBrooksWarehouse

Year BuiltStructure TypeProperty Type2013IndustrialCommercial

Property Sub Type Building Area (Sq. Ft.) Building Area (Sq. M.)

Industrial 12154.00 1129.13

InclusionsRestrictionsReportsn/aRestrictive Use ClauseAerial Photos

Located in Brooks, Alberta, this property offers two industrial buildings on 6.3 acres of Business Rural land. Includes a 7,500 sq. ft. warehouse and a 4,654 sq. ft. bulk storage warehouse. Site features a 25-car rail siding (currently decommissioned but available), providing excellent potential for future rail service. Ample space and zoning allow for a wide range of development and business opportunities.

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