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209, 5 RIVER HEIGHTS DRIVE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Cochrane, Alberta

Listing ID:
32570

MLS ID:
A2265360

\$429,000



 **BRAD KROEKER**
 (403) 910-8021

 Century 21 Masters
 403-910-8021

 209, 5 River Heights Drive , Cochrane , Alberta T4C 0N8

Transaction Type	Days On Market	Zoning
For Sale	84	I-B
Subdivision	Building Type	Year Built
The Willows	Condo Complex	2023
Structure Type	Property Type	Property Sub Type
Industrial	Commercial	Industrial
Legal Plan	Building Area (Sq. Ft.)	Building Area (Sq. M.)
2310100	1750.00	162.58
Lot Size (Sq. Ft.)	Lot Size (Acres)	Footprint (Sq. Ft.)
1750	0.04	1250
Roof	Foundation	Electric
Metal	Poured Concrete	100 Amp Service
Cooling	Heating	Access to Property
None	Natural Gas,Space Heater	Paved Road
Inclusions	Restrictions	Reports
None	None Known	Condo/Strata Bylaws,Information Package

Welcome to Cochrane's Premier Lifestyle Storage Solution! Secure and safe storage for cars, boats, sleds and more with the opportunity to finish the interior to your own preferences. Bays come standard with a 500 square foot mezzanine roughed in for a 3 piece bathroom an 12'4" underside clearance. Finished 2 piece bathroom on the main level. Excellent access is provided through a man door and 14 foot overhead door. Extra height ceilings at 24' and well lit by 4 windows per bay. Each bay features a total 1,750 square feet of space which includes a 25' x 50' main floor and a 25' by 20' foot mezzanine. Access is easy, just off of Highway 22 on the south side of Cochrane.

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