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4125 41 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Whitecourt, Alberta



Listing ID:
33197

MLS ID:
A2274725

\$595,000



 **PAUL CHAUVET**
 (780) 268-3949

 **EXIT REALTY RESULTS**
 780-779-0090

 4125 41 Avenue , Whitecourt , Alberta T7S 0A3

Transaction Type

For Sale

Days On Market

49

Zoning

M-3

Subdivision

NONE

Year Built

1995

Structure Type

Industrial

Property Type

Commercial

Property Sub Type

Industrial

Legal Plan

8021724

Building Area (Sq. Ft.)

2400.00

Building Area (Sq. M.)

222.97

Inclusions

none

RestrictionsLandlord Approval, Restrictive Use
Clause**Reports**

None

Industrial shop located on the hill for sale or lease. Lease will be a minimum of 3 years and the rent will be \$2,400 plus Triple Net/GST. The shop is 2,400 square feet (60x40) with two 16 foot overhead doors, shop has new overhead heater and new F.A.N.G furnace in office. There is an office, mezzanine (for storage) and a 3 piece bathroom. There are 5 paved parking spaces in front of building. This is a fenced property with a "drive through" yard. The property is .95 acres.

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