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## 11250 97 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Wembley, Alberta



**Listing ID:**  
33203


**MLS ID:**  
A2259314

**\$18**



 **CORD SPERO**  
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 780-538-4747

 11250 97 Street , Wembley , Alberta T0H 0W0

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 47	<b>Lease Amount</b> 18.00
<b>Lease Frequency</b> Annually	<b>Subdivision</b> NONE	<b>Year Built</b> 2014
<b>Structure Type</b> Industrial	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Industrial
<b>Legal Plan</b> 0623141	<b>Building Area (Sq. Ft.)</b> 8255.00	<b>Building Area (Sq. M.)</b> 766.91
<b>Lot Size (Sq. Ft.)</b> 130680	<b>Lot Size (Acres)</b> 3.00	<b>Inclusions</b> n/a
<b>Restrictions</b> None Known	<b>Reports</b> None	

This 8,255 sq.ft. property offers 7,500 sq.ft. of shop space with the balance in office, washroom and lunch area. The shop features three 100-ft. bays with 16' x 16' overhead doors and shared access to the wash bay for a fee of \$2/min, all situated on approximately 3 acres of fully fenced and graveled yard for secure equipment storage. Ideally positioned just off Highway 43 north of Wembley, the site provides excellent accessibility at an affordable rate, with up to an additional 10 acres available for lease at \$1,500 per acre. Contact your Commercial Realtor® today to arrange a viewing or for more details.

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