

The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

7550 EDGAR INDUSTRIAL DRIVE FOR LEASE



Commercial Real Estate > Commercial Property for Lease

Location
Red Deer, Alberta

Listing ID:
33213

MLS ID:
A2274740

\$10



 **KEVIN LAPP**
 (403) 887-1237

 eXp Realty - Sylvan Lake
 403-887-1237

 7550 Edgar Industrial Drive , Red Deer , Alberta T4P 3L2

Transaction Type For Lease	Days On Market 167	Lease Amount 10.00
Lease Frequency Monthly	Subdivision Edgar Industrial Park	Year Built 2005
Structure Type Industrial	Property Type Commercial	Property Sub Type Industrial
Building Area (Sq. Ft.) 23701.38	Building Area (Sq. M.) 2201.91	Inclusions NA
Restrictions None Known	Reports Floor Plans, Title	

Welcome to 7550 Edgar Industrial Drive—offering flexible, high-end office leasing opportunities within one of Red Deer’s most professional I-1 zoned buildings. Up to 15,630 SF is available across the second and third floors, with suites starting as small as 2,000 SF depending on demising requirements. Each level includes modern boardrooms, private offices, open work areas, shared kitchens, staff washrooms, and elevator access. The building also includes an operational commercial kitchen on site with optional daily food service and catering for tenants. Ownership is open to multi-tenant configurations per floor and is actively engaging with the City of Red Deer to expand permitted uses to include professional office tenants. With secure paved parking, over 100 stalls on site, separate industrial access for service-based operations, and visibility from major traffic corridors, this property offers strong appeal to both office and light industrial users. Flexible lease terms available for qualified long-term tenants.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.