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329 9 STREET E FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Brooks, Alberta

Listing ID:
33427

MLS ID:
A2277066

\$365,000



 **RHONDA BELLAMY**
 (403) 501-9472

 Century 21 Maximum
 587-272-0221

 329 9 Street E, Brooks , Alberta T1R0K2

Transaction Type For Sale	Days On Market 117	Zoning C-G
Subdivision East End	Year Built 1995	Structure Type Warehouse
Property Type Commercial	Property Sub Type Warehouse	Legal Plan 7611237
Building Area (Sq. Ft.) 4400.00	Building Area (Sq. M.) 408.77	Heating Overhead Heater(s), Forced Air
Inclusions N/A	Restrictions None Known	Reports None

Versatile Commercial Building with Prime Functional Space. Discover exceptional potential in this 4,400 sq ft commercial property, ideal for a variety of business operations. Designed for efficiency and flexibility, the building features two spacious bays, both equipped with 14 ft overhead doors to accommodate large vehicles or equipment with ease. At the front of the building, 3 offices, perfect for administrative tasks or client meetings, three bathrooms to comfortably serve staff and visitors. A functional mezzanine level adds valuable additional space—ideal for storage, or customized use. Currently separated into 2 bays with offices and bathrooms for both. Front & rear parking. Whether you're expanding an existing enterprise or launching something new, this building offers the layout and location to support your growth. Clean, accessible, and built to perform—it's ready for your vision.

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