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## 3, 30 THEVENAZ INDUSTRIAL TRAIL FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Sylvan Lake, Alberta

**Listing ID:**  
33505

**MLS ID:**  
A2278229

**\$512,000**



**JULIE CUMMINGS**  
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 403-346-8900

3, 30 Thevenaz Industrial Trail , Sylvan Lake , Alberta T4S 0B6

<b>Transaction Type</b>	<b>Zoning</b>	<b>Subdivision</b>
For Sale	I1	Beju Industrial Park
<b>Building Type</b>	<b>Year Built</b>	<b>Structure Type</b>
Home-Based,Marine,Warehouse	2026	Warehouse
<b>Property Type</b>	<b>Property Sub Type</b>	<b>Legal Plan</b>
Commercial	Warehouse	25204825
<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>	<b>Inclusions</b>
2297.00	213.40	None
<b>Restrictions</b>	<b>Reports</b>	
Call Lister	Call Lister	

This premium garage condominium community delivers an upscale, multi-purpose space for every passion, from hot rods and motorbikes to BOATS , RVs, ATVs, sleds, poker rooms, and hobby workshops. Fully fenced and gated, Wheelhouse Garage provides a safe, secure environment with a true community feel, giving you peace of mind while you play, build, and store. Each unit is fully customizable, with interiors designed to accommodate mezzanines, vehicle lifts, custom cabinetry, bars, theatres, and more, so you can transform your space into the ultimate extension of your lifestyle. Whether you need premium personal storage or a dream getaway garage, Wheelhouse Garage is where fun, tinkering, and security meet. This particular unit has been upgraded with an RV Dump, slab insulation, slab heat lines and a boiler. 20' ceiling height, slant for drainage, with paved common parking. This opportunity is the perfect complement to your Sylvan Lake experience : your customized, personal luxury, year-round "Après-Fish".

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