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## 135 & 141 CLEARMILE AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale




**Location**  
Rural Red Deer County, Alberta

**Listing ID:**  
33656


**MLS ID:**  
A2280520

**\$1,850,000**



 **CAMERON TOMALTY**  
 (403) 350-0075

 RE/MAX Commercial Properties  
 403-986-7777

 135 & 141 Clearmile Avenue , Rural Red Deer County , Alberta T4E 0A1

**Transaction Type**

For Sale

**Days On Market**

24

**Zoning**

BSI

**Subdivision**

Clearview Indust. Park

**Nearest Town**

Red Deer

**Year Built**

2002

**Structure Type**

Industrial

**Property Type**

Commercial

**Property Sub Type**

Industrial

**Legal Plan**

0621488

**Building Area (Sq. Ft.)**

6000.00

**Building Area (Sq. M.)**

557.41

**Lot Size (Sq. Ft.)**

138956

**Lot Size (Acres)**

3.19

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

Other Documents

Located in Clearview Industrial Park, this standalone industrial building on 3.19 acres (two titles) is available for sale. The building features 4,000 SF of office over two floors. The main floor office area includes a reception area and lobby, two large offices, a staff room, multiple storage areas, and two washrooms. The second floor of office space includes 4 private offices, a meeting room, an open work area, and another washroom. The 4,000 SF shop is wide-open with (2) 16' x 12' overhead doors and it's own washroom., as well as a storage mezzanine accessible from both the shop and the second floor office space. The large yard is graveled and fully fenced with ample parking available and multiple access points. This location offers quick access to both the City of Red Deer and the QE II (Highway 2).

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