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2 & 3, 4768 RIVERSIDE DRIVE FOR SALE



Commercial Real Estate > Commercial Property for Sale



Location
Red Deer, Alberta

Listing ID:
35164


MLS ID:
A2308138

\$750,000



 **CAMERON TOMALTY**
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 RE/MAX Commercial Properties
 403-986-7777

 2 & 3, 4768 Riverside Drive , Red Deer , Alberta T4P 2N7

Transaction Type For Sale	Days On Market 1	Zoning I-C
Subdivision Riverside Light Industrial Park	Year Built 1996	Structure Type Mixed Use
Property Type Commercial	Property Sub Type Mixed Use	Legal Plan 9621945
Building Area (Sq. Ft.) 4755.00	Building Area (Sq. M.) 441.75	Lot Size (Sq. Ft.) 22215
Lot Size (Acres) 0.51	Inclusions N/A	Restrictions None Known

Reports

Other Documents

Excellent investment opportunity! Located in Riverside Light Industrial Park, two condo units totaling 4,755 SF are available for sale. Unit 2 is 2,400 SF and is currently leased to Kensei Gym. Unit 3 is 2,355 SF and is currently leased to Nyman's Artmarks. The building sits on 0.51 acres and there is a fully fenced, shared yard behind the building with ample paved parking available directly in front. The property is centrally located with quick access to Gaetz Avenue and 67th Street. These units can be purchased together, or the entire building can be purchased as a whole offering investment or owner/user options.

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