

\$17 - 7767 Edgar Industrial Way, Red Deer

MLS® #A2096185

\$17

0 Bedroom, 0.00 Bathroom,
Commercial on 1.02 Acres

Edgar Indus. Pk., Red Deer, Alberta

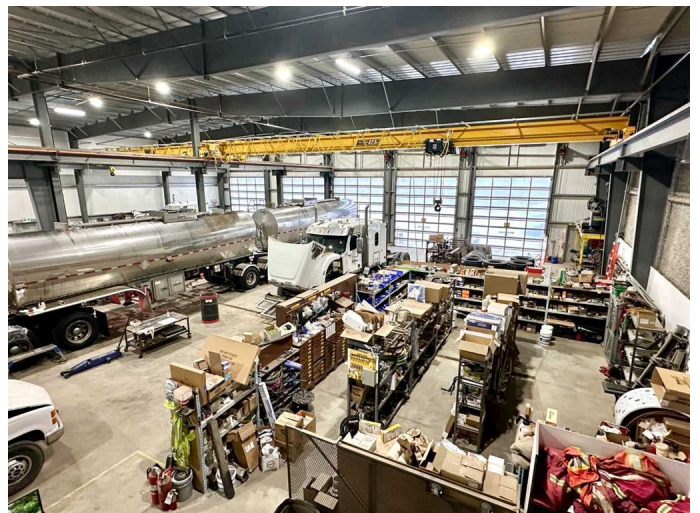
TOP-OF-THE-LINE, HIGH END EDGAR INDUSTRIAL FAB or MECHANICAL SHOP! BUILT IN 2018...FEATURING JUST OVER 11,200 SQ FT situated on 1 ACRE hard packed yard, that's fully fenced! Featuring 10,000 sq ft of shop space w/4 - 100 foot Drive through Bays, 16' High x 12' wide OHD's, w /openers, plus a 5th bay for parts/ lifts/ accessible from the rear that's approximately 80 Feet in length. Servicing ALL of the bays is (2x) 10 TON CRANES w/ 18' clear hook height. Nicely appointed, fully developed office space on two levels (approximately 1,200 in total) including boardroom (upstairs) main floor offices (3) as well as a reception area and coffee wet bar. 2 baths in total, tinted sunshine doors. Tons of power, w/ 400 AMP 3-phase service, In Floor glycol heated shop floors, sump drainage system w/ oil separators, LED lighting throughout the shop & office spaces. Air lines & 220v plugs run everywhere, the well appointed shop has been built and finished with everything thought of. Great Edgar Industrial location that's next-to-new, at half the price of new. Five year lease minimum.

Built in 2018

Essential Information

MLS® # A2096185

Price \$17



Sold Price	\$17
Bathrooms	0.00
Acres	1.02
Year Built	2018
Type	Commercial
Sub-Type	Industrial
Status	Sold

Community Information

Address	7767 Edgar Industrial Way
Subdivision	Edgar Indus. Pk.
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 3R2

Additional Information

Date Listed	December 1st, 2023
Date Sold	May 23rd, 2024
Days on Market	174
Zoning	I1
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Advantage
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