

# \$12 - 4747 78a Streetclose, Red Deer

MLS® #A2230536

## \$12

0 Bedroom, 0.00 Bathroom,  
Commercial on 2.29 Acres

Northlands Industrial Park, Red Deer, Alberta

Located in Northlands Industrial Business Park, this 14,400 SF standalone building on 2.29 acres, is available for lease. Recently renovated, the building features 3,150 SF of main floor office space that includes a reception and waiting room with a kitchenette/coffee counter, seven offices, two washrooms, a full staff kitchen, and an additional room that can be used as another office or storage. There is a 3,150 SF second floor that is mainly open and is accessible from both the office area and the shop. The remainder of the building is shop space, separated into two areas. The first area is 7,650 SF (90' x 85') with (2) 14' x 16' overhead doors, and a washroom. The second area is 3,600 SF (30' x 120'), and includes (1) 14' x 16' overhead door. The yard is graveled and fully fenced with a 4,800 SF (60' x 80') Quonset on site. Ample paved parking is available directly in front of the building. Additional Rent is TBD for the 2025 budget year.

Built in 1989

## Essential Information

|            |          |
|------------|----------|
| MLS® #     | A2230536 |
| Price      | \$12     |
| Sold Price | \$13     |
| Bathrooms  | 0.00     |
| Acres      | 2.29     |



|            |            |
|------------|------------|
| Year Built | 1989       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Sold       |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 4747 78a Streetclose       |
| Subdivision | Northlands Industrial Park |
| City        | Red Deer                   |
| County      | Red Deer                   |
| Province    | Alberta                    |
| Postal Code | T4P 2G9                    |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | June 13th, 2025  |
| Date Sold      | August 1st, 2025 |
| Days on Market | 49               |
| Zoning         | I1               |
| HOA Fees       | 0.00             |

### Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | RE/MAX Commercial Properties |
|----------------|------------------------------|

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