



GRASSROOTS

REALTY GROUP

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**Bays 4, 7419 50 Avenue
Red Deer, Alberta**

MLS # A2191126



\$825,000

Division: Northlands Industrial Park

Type: Industrial

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 4,616 sq.ft.

Zoning: C4

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: Drive through paint booth, circular hoist, front desk, and furniture

Well maintained, in a great location. This is a semi retail space with lots of available parking at the front, including 2 assigned stalls. It is facing Gaetz Avenue, and has a C4 zoning. 21' ceiling height. It has one rear access drive in doors of 10'X 14'; and one man doors beside it. There is an available 455 sq ft mezzanine. The electrical capacity is 100 amps that generate 600 volts. lighting is LED and the space is HVAC