



## Fort Saskatchewan Alberta

\$499,900

End unit industrial bay with lots of parking out front and a fenced 25x35 storage compound. Ceiling height 22, and has infrared and forced air heat. Perfect unit for welding or small manufacturing as it has a 600 volt transformer and some of the racking will stay. Additional storage comes with it on the side of the building. Lots of windows up and down, has shower facilities as well. Bonus sump in the workbay. shop area is 25x50. door dimensions are 12 wide x 14 high. Low condo fees of \$196. per month! (id:6769)

Listing Presented By:



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