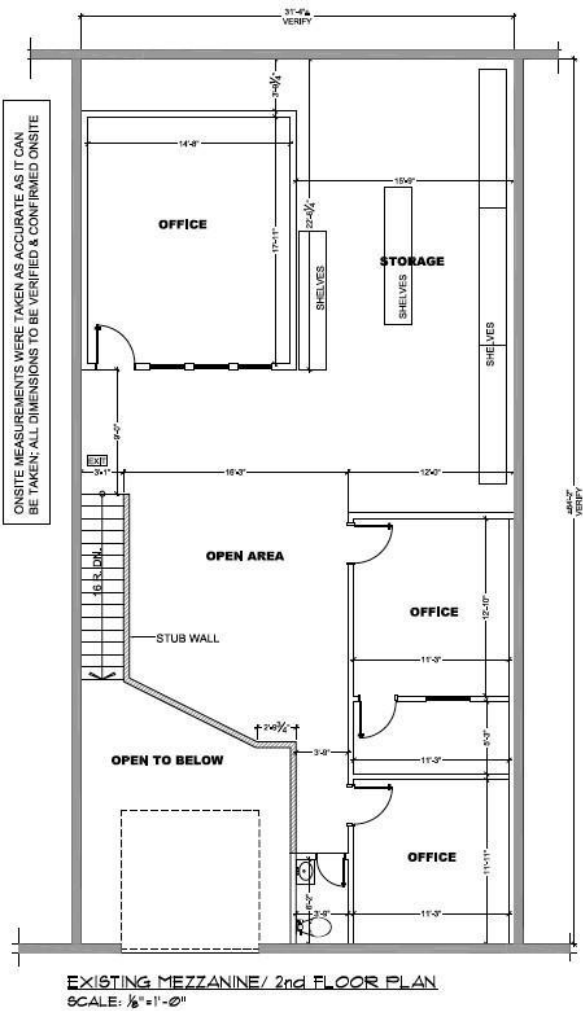




Edmonton Alberta

\$799,000

Exceptional opportunity to own a premium industrial bay condo in the highly sought-after Wilson Industrial area of West Edmonton, ideally located near 178 Street & 111 Avenue with excellent access to Anthony Henday Drive, Yellowhead Trail and St. Albert Trail. Offering over 3,700? sq.ft. of combined space including mezzanine, this versatile unit features 4 private offices, a spacious boardroom, open warehouse area, kitchenette, washroom facilities, and a grade-level overhead bay door. The flexible layout is ideal for a wide range of businesses including millwork, renovation contractors, e-commerce operations, auto parts, medical supply, showroom, distribution, fitness/wellness studios, professional trades, and light industrial users. A rare opportunity to secure a well-maintained industrial property in one of Edmonton's most established commercial districts. Perfect for owner-users or investors looking for a functional, high-exposure industrial asset. (id:6769)

Listing Presented By:



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Century 21 Quantum Realty

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