



Edmonton Alberta

\$620,000

2 Commercial storage bays side by side, joined by a man door. Both units have 12'x14' overhead doors. Suitable for small business, storage. Conveniently located in the West near HWY 16A and Anthony Henday for easy access. Unit 2 is fully finished office space that includes 2 offices on the main, 2 pc bathroom, hot water on demand, a kitchen w/ refrigerator, dishwasher, sink, a microwave, and a storage room. Upstairs in unit #2 - a finished mezzanine featuring an open area, and a closed office space behind it. Floors are LVP, the unit is wired for sound and automated lighting installed. The overhead door has a massive screen attached to allow air flow when opened. Unit #3 has its own 12'x14' overhead door, a storage room with b/i shelving, on the main floor. , the mezzanine (2nd floor) is open for storage. No running water in this unit. All units have access to a finished club house. Condo fee includes power, natural gas, maintenance to common prop. ,security, snow removal, insurance and reserve fund. (id:6769)

Listing Presented By:



Originally Listed by:
MaxWell Polaris

<https://edmontonhomesales.ca/>



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