



Edmonton Alberta

\$278,000

Commercial Warehouse/Storage Bay for SALE with 12 x 10 overhead door. Prefect for Small Business or your Storage needs. Very Convenient Location in the West End. Right Off of Winterburn Road, next to Highway 16A and seconds to Anthony Henday for Easy Access. This Bay has a 12 x 10 overhead door with a storage room that has built-in shelving on the Main Floor. The Mezzanine (2nd floor) is open for storage. There is No running water in this Bay. This Unit has access to the Very Cool Clubhouse which is 2 doors down (50). Washroom Facilities and Team Meeting Area is available in Clubhouse. Condo Fee of \$306.87/month includes Power, Heat, Waste, Site Maintenance and Reserve Fund (Everything). Gated Entrance (Keypad Access) and Excellent Location for Your Storage Needs or Business. Quiet and Secure Area. Other Property Types:

Industrial Ownership Interest: Private Condo Fee Includes: Amenities w/Condo, Electricity, Heat, Insur. For Common Areas, Professional Management, Reserve Fund Contribution, Water/Sewer, Land/Snow Removal
Common Site Influences: Fenced, Gated Community Title to Land: Fee Simple RPR Survey Available: No Seller Rights: No Appointment Name: John Appointment Phone: 587-987-3636 Paragon Listing ID: E4463319 (id:6769)

Listing Presented By:



Originally Listed by:
Royal LePage Noralta Real Estate

<http://www.theacevedoteam.ca/>



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