



5428 Industrial Road Drayton Valley AB

\$0

6000 sq.ft. shop on a 0.9 acre lot with HWY 22 exposure. Concrete block construction with 14'x14' overhead door. Mostly shop with some office space at front of building. Shop includes a mezzanine with two more office spaces and a large open space that could serve multiple uses. Lot is secured by a chain link fence. Recently renovated inside and outside: new lighting, new flooring, new bathrooms and newly painted throughout. 14" walls and new siding contribute to a very efficient building. Lease is \$6000 per month (net) or \$12 per foot. Additionally, taxes and insurance are \$12,000/year.

Listing Presented By:



Originally Listed by:
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