



## St Albert Alberta

\$18

Need a New Location? Get your business growing in Campbell Business Park! This fully developed 2160 sq. ft Main Floor Space has its own separate entrance, office (864 sqft) and shop/warehouse space (1296 sqft) with a 14 overhead door. It has had recent leasehold improvements professionally finished. Its a turn key facility able to accomodate many different uses (subject to Landlord approval). Its zoned BP2 - various potential uses include light industrial, construction type use, electrical or plumbing services, specialty warehouse, professional offices, government services, public utility and business support services etc. It has a great location with ample parking. Easy access to the Anthony Henday and many other arterial roadways. Only \$18 per sq ft + op costs! Other Property Types: Office, Retail Subject Space Width: 24 Subject Space Depth: 90 Largest Overhead Door Height: 14 Ownership Interest: Agent/Seller has Interest Seller Rights: Yes Appointment Name: Guy Pelletier Appointment Phone: 780-974-5800 Lease Operating Costs Include: Landscaping, snow removal, utilities, property taxes and Alarm System (id:6769)

Listing Presented By:



Originally Listed by:  
Century 21 Reward Realty

<http://c21rewardrealty.com/>

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