

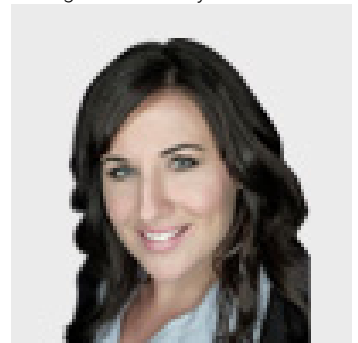


400 Mackenzie Boulevard Fort McMurray Alberta

\$31

2800 SF Warehouse Bay with Premier Class A Office. If you value artistry in a beautifully designed professional space, the quality finishings & great design of this office will inspire productivity, encouraging employee & client confidence & comfort. This Premier Class "A" development features an enclosed vestibule with a fireplace, wood flooring, handcrafted hardwood countertops & sills, communications centre. Open reception with built-in custom cabinets & serving station, 4 offices with solid wood doors, 1 washroom, kitchenette, filing/ copying area. The fully developed Mezzanine features 4 offices with built-out glass, a kitchenette, a bathroom & boardroom with a stunning feature wall. The 30' x 23' bay area features a 12'x16 overhead door, floor drain, man door & ceiling heights of 22'. Includes 3 front parking & 1 rear stall. Includes HVAC. Additional stalls for lease. Strategically Located with high visibility directly on MacKenzie Blvd in the southeast sector of the community. Adjacent to Highway 63 with direct access to Highway 69, MacKenzie Industrial Park offers excellent access to the airport and downtown core. Affordable operating costs of only 7.06 PSF and include common area care, landscaping, garbage removal, water & sewer, professional management, condo fees and taxes. Available for immediate occupancy. (id:6769)

Listing Presented By:



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COLDWELL BANKER UNITED

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