

\$13 - 17, 39207 Range Road 271, Rural Red Deer County

MLS® #A2176243

\$13

0 Bedroom, 0.00 Bathroom,
Commercial on 4.09 Acres

Blindman Industrial Park, Rural Red Deer
County, Alberta

MASSIVE 16,000 sq ft shop on Fenced,
Secured, newly gravelled/packed 2.0 acre
yard. Newly developed office space - 2 offices
plus reception area, undeveloped mezzanine
and a brand new shop bathroom. 5- 16'x16'
Sunshine doors, 1- 20'Wx 16'H overhead door,
22' ceiling height. Great exposure, lots of
potential for your expanding company!
Introductory price of \$12.50/PSF and Triple
Net (NNN Op costs) is \$3.69/PSF puts total
monthly asking price for this space at
\$21,546.67/month +GST.

Built in 2014

Essential Information

| | |
|------------|------------|
| MLS® # | A2176243 |
| Price | \$13 |
| Bathrooms | 0.00 |
| Acres | 4.09 |
| Year Built | 2014 |
| Type | Commercial |
| Sub-Type | Industrial |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 17, 39207 Range Road 271 |
| Subdivision | Blindman Industrial Park |
| City | Rural Red Deer County |
| County | Red Deer County |



| | |
|-------------|---------|
| Province | Alberta |
| Postal Code | T4S 2M4 |

Amenities

| | |
|-----------|--|
| Utilities | Electricity Available, Natural Gas Available |
|-----------|--|

Interior

| | |
|---------|---------------------|
| Heating | Forced Air, Radiant |
|---------|---------------------|

Exterior

| | |
|--------------|-----------------|
| Roof | Metal |
| Construction | Metal Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | October 28th, 2024 |
| Days on Market | 302 |
| Zoning | BSI |

Listing Details

| | |
|----------------|----------------------|
| Listing Office | Century 21 Advantage |
|----------------|----------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.