

LIZOTTE

AND ASSOCIATES REAL ESTATE INC



PROPERTY HIGHLIGHTS

INDUSTRIAL BUILDING WITH YARD SPACE

LOCATION:

12336-67 STREET, EDMONTON, AB

FOR SALE

- TURN-KEY AUTOMOTIVE REPAIR SHOP WITH YARD SPACE
- 6,500 SQ.FT (+/-) FREE STANDING BUILDING
- 10,500 SQ.FT (+/-) FENCED YARD SPACE
- ZONED HEAVY INDUSTRIAL
- EXCELLENT ACCESS TO YELLOWHEAD TRAIL AND 66 STREET
- CLOSE PROXIMITY TO ALL AMENITIES
- PAINT BOOTH & TWO VEHICLE LIFTS INCLUDED
- RARE OPPORTUNITY TO ACQUIRE PARCEL OF LAND IN MATURE NEIGHBORHOOD
- OPTION TO PURCHASE INVENTORY & TOOLS SEPARATELY

LIZOTTE
AND ASSOCIATES REAL ESTATE INC

780.488.0888

WWW.LIZOTTEREALESTATE.COM

#1201 10117 JASPER AVE. NW EDMONTON, AB T5J 1W8

FOR SALE

INDUSTRIAL BUILDING WITH YARD SPACE

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PROPERTY INFORMATION

MUNICIPAL ADDRESS: 12336-67 Street, Edmonton, AB

LEGAL ADDRESS: Plan: 1307P, Block 22, Lot: 18,19,20,21

TYPE OF PROPERTY: Automotive repair shop

SITE SIZE: 17,000 Sq.Ft (+/-)

BUILDING SIZE: 6,500 Sq.Ft (+/-)

ZONING: IH (Heavy Industrial)

YEAR BUILT: 1976

PARKING: Street parking

POSSESSION: Immediate

PURCHASE PRICE: Please contact Associate

ADDITIONAL INFORMATION: Fenced yard, security systems, paint booth, two vehicle lifts, small office, two bathrooms and mezzanine.

**Equipment and inventory can be purchased separately*

*** Land and building available for purchase only. Please do not approach any of the staff directly regarding this property.*

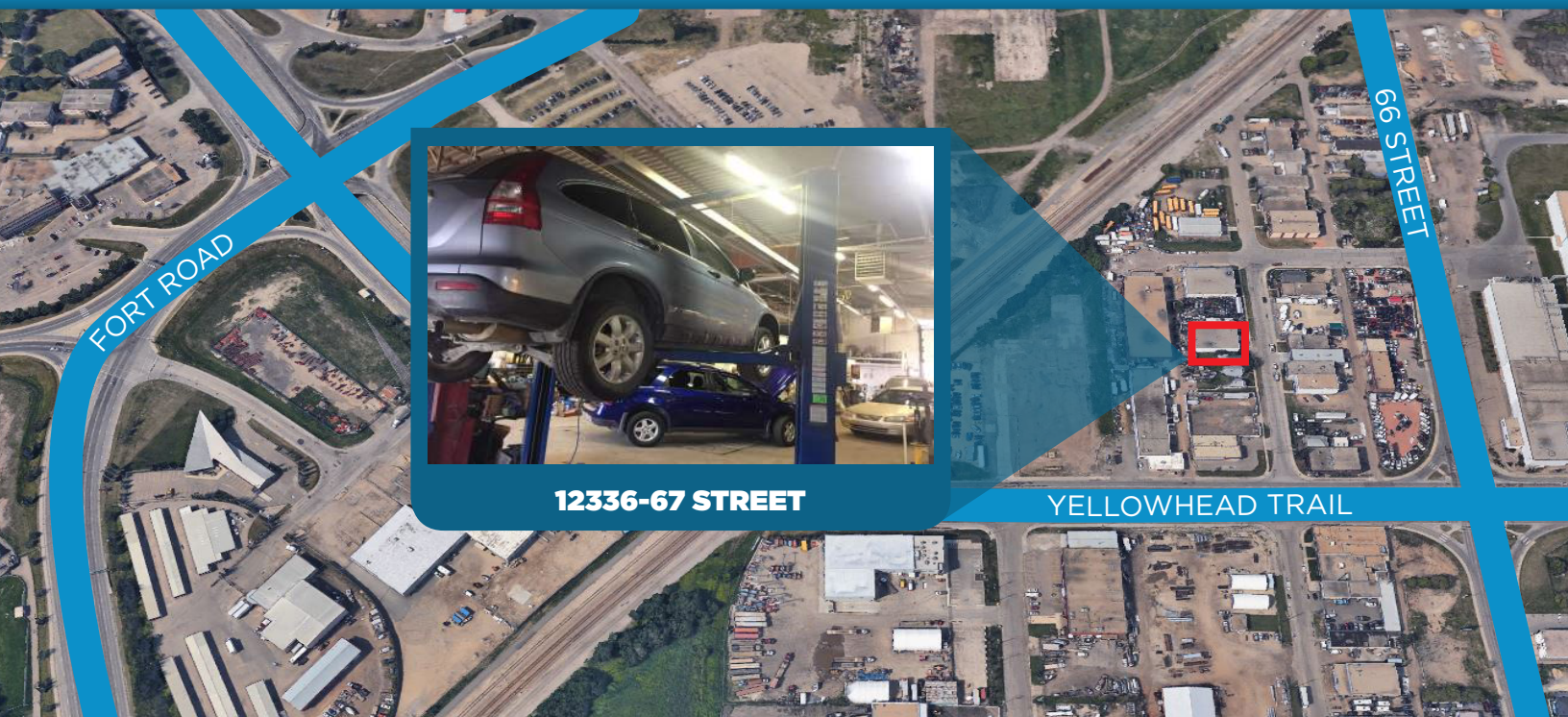
MORE INFORMATION

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LIZOTTE
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