



FREESTANDING BUILDING FOR SALE ON 124 STREET
12547 - 124 Street, Edmonton, AB

FOR SALE

PROPERTY HIGHLIGHTS

- 4,200 Sq.Ft. (+/-) office/warehouse with mezzanine
- 3 bathrooms
- Two built-out offices
- 12 x 14 grade loading door
- Overhead space heater in warehouse
- Bonus storage behind building

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PROPERTY INFORMATION

MUNICIPAL ADDRESS:	12547 - 124 Street, Edmonton, AB
LEGAL ADDRESS:	Plan 333et, Block 18, Lot 15
TOTAL SIZE:	4,200 Sq.Ft. (+/-)
LOT SIZE:	5,500 Sq.Ft. (+/-)
WAREHOUSE:	2,100 Sq.Ft. (+/-)
OFFICE:	1,050 Sq.Ft. (+/-)
MEZZANINE:	1,050 Sq.Ft. (+/-)
LOADING:	(1) 12' x 14' grade loading door
ZONING:	Heavy Industrial Zone (IH)
PARKING:	Ample
POSSESSION:	Immediate
ASKING PRICE:	Market/Contact Associate

MORE INFORMATION

DAVID J. OLSON
SENIOR ASSOCIATE
RETAIL LEASING & INVESTMENT

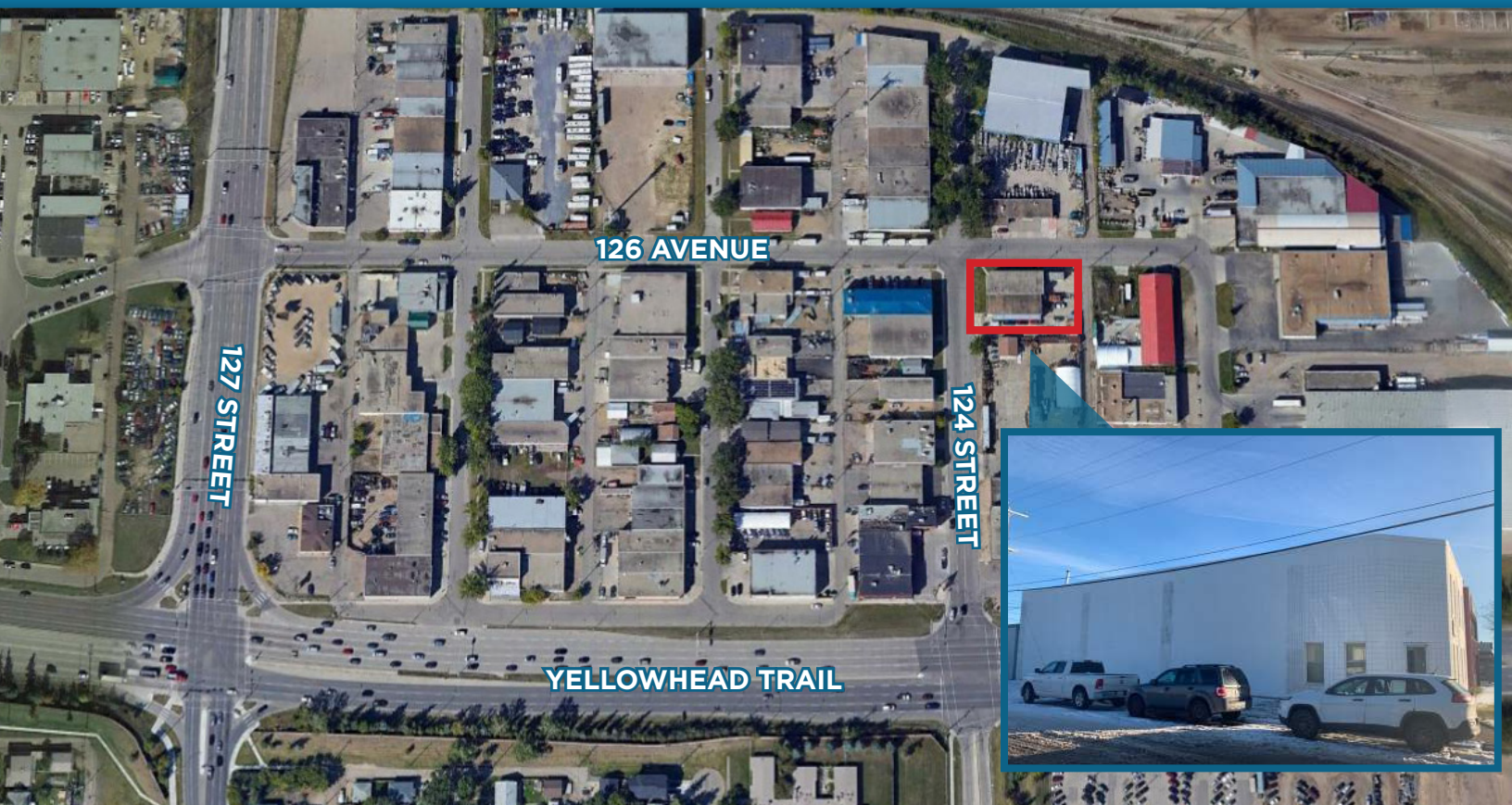
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