# \$3,400,000 - 594058, 125b Range Road, Whitecourt

MLS® #A1145019

## \$3,400,000

0 Bedroom, 0.00 Bathroom, Commercial on 4.87 Acres

NONE, Whitecourt, Alberta

Thinking about investing in commercial Real Estate, this is the one to look at! This shop is fully leased to a AAA renter for 5 years. Premium shop, metal construction with a total of 13 front offices plus reception, kitchen / lunch room, filing and a board room. Some furnishings available. Two end drive through wash bays and four more pull through bays and two middle bays. Fenced parking at the rear with power. Yard is gravel packed. Located in Woodlands Business Park, beside the Whitecourt Airport. This property is a great investment.



#### **Essential Information**

MLS® # A1145019 Price \$3,400,000

Bathrooms 0.00 Acres 4.87 Year Built 2014

Type Commercial
Sub-Type Industrial
Status Active

# **Community Information**

Address 594058, 125b Range Road

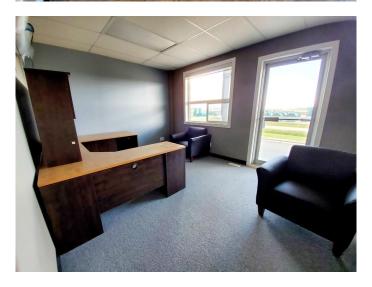
Subdivision NONE

City Whitecourt

County Woodlands County







Province Alberta
Postal Code T7S 0A1

#### **Amenities**

Utilities Electricity Connected, Natural Gas Connected, Phone Available

Parking Spaces 100

Parking Off Street, 220 Volt Wiring, Additional Parking, Drive Through, Gated,

Garage Door Opener, Gravel Driveway, Oversized, Owned, RV

Access/Parking, Secured

# of Garages 6

#### Interior

Interior Features Storage, Beamed Ceilings

Heating Forced Air, Natural Gas, Exhaust Fan

Cooling Other

#### **Exterior**

Exterior Features Private Yard, Storage Lot Description Cleared, Corner Lot

Roof Metal

Construction Metal Frame

Foundation Poured Concrete, Slab

#### Additional Information

Date Listed September 7th, 2021

Days on Market 1429

Zoning C

### **Listing Details**

Listing Office RE/MAX ADVANTAGE (WHITECOURT)

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.