



**FOR SALE**

**1,165 Sq.Ft.**

**Northlands Industrial**



**Listing Agent – Davin Kemshead- [davin@advantagecommercial.ca](mailto:davin@advantagecommercial.ca)**



403-346-6655



Century Centre, #203, 4807 – 50<sup>th</sup> Avenue  
Red Deer, Alberta, T4N 4A5



[www.commercialandsales.com](http://www.commercialandsales.com)

**Advantage – Commercial**  
is a Division of

**CENTURY 21.**

Advantage

**Municipal Address:**

#9, 7875 48 Avenue, Red Deer, AB

**Legal Description:**

Lot: 9 Block: CDE Plan: 8022412

**Building Area :** 1,165 Sq.Ft.

**Availability:** Immediately

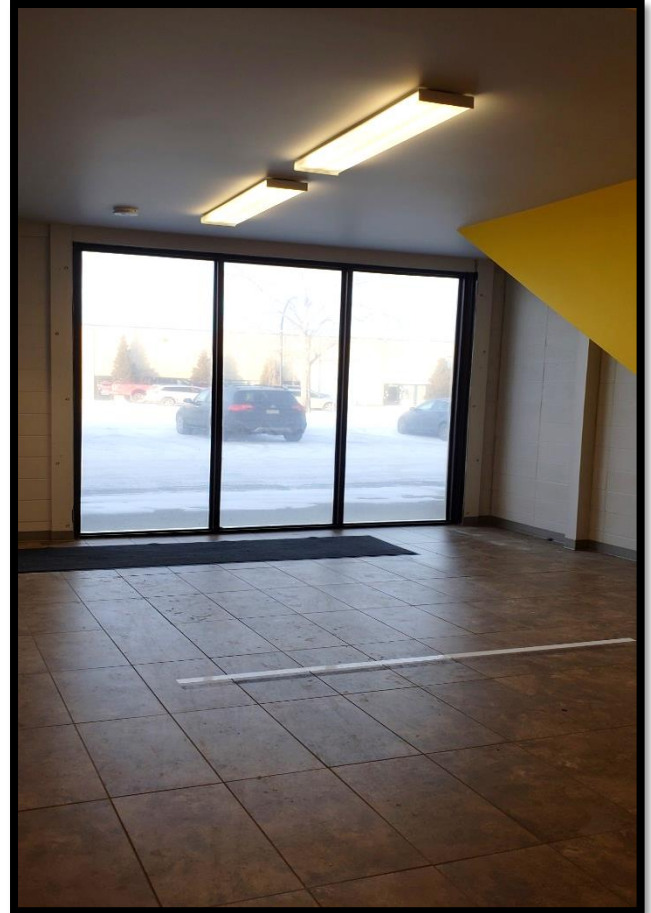
**Zoning:** I-1 (Light Industrial)

**Taxes:** \$2,542 – 2018

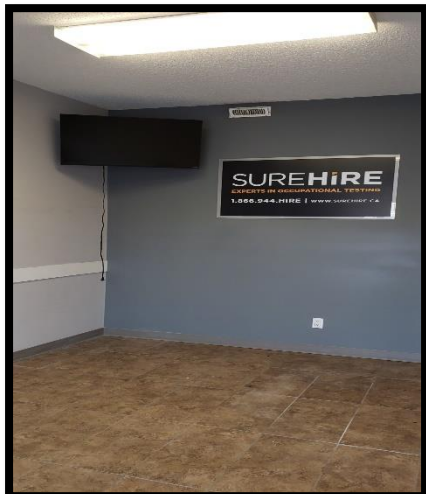
**Sale Price:** \$169,000

**Notes:**

Good Reception Area With Large Windows, 2 Washrooms, A/C, Mezzanine With Open Area and Closed Large Room With Sink. The Main Floor is Mainly Wide Open, Two Small Storage Rooms and 3 One on One Meeting Rooms



[Advantagecommercial.ca](http://Advantagecommercial.ca)



## Location Information

Located in Northlands Industrial Park, North Red Deer Off of Busy Gaetz Avenue. Easy Access to Major Highways or Arterial Roads in the City. Minutes From Anywhere You Need to Be! Well Established National & International Brands in the Park, Along With New and Growing Local Companies! A Perfect Starting Point For Your Small Business or Real Estate Investment Portfolio.

