

QUEENSLAND INDUSTRIAL , RED DEER

FOR LEASE

106 QUEENSLAND CRES, BAY #150



LOCATION:

Queens Business Park



PROPERTY SIZE:

5,000 Sq Ft



ZONING:

I1-Industrial



LEASE PRICE:

\$12 Per Sq Ft

PRESENTED BY

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THE PROPERTY

106 QUEENSLAND CRESCENT

INDUSTRIAL SHOP FOR LEASE

5,000 Sq Ft former auto body shop, located in Queens Business Park just off Highway 11A. This property includes:

Property features:

- » Minimal front showroom
- » Staff washroom
- » Large yard space
- » Two overhead doors (16' x 16')
- » Mezzanine
- » Ample paved parking
- » Easy access from Highway 11A
- » Dividing wall between shops

Paint booth can be included for additional cost. Operating cost for this shop is estimated at \$3.50 Per SF for 2023.



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RE/MAX
COMMERCIAL
PROPERTIES

DETAILS & FLOOR PLAN



PROPERTY DETAILS

MUNICIPAL: 106 Queensland Cres, Red Deer, AB

LEGAL LAND DESCRIPTION: Lot: 6, Block: 6
Plan: 1424004

TOTAL SIZE: Total Size of Building & yard
SF of Shop = ± 5,000 SF
Size of property = 3.2 acres

YEAR BUILT: 2015

ZONING: I4 - Industrial

PARKING: Paved shared front parking



FINANCIAL DETAILS

FOR LEASE

LEASE PRICE: \$12.00 PSF/ \$5,000 Monthly

NNN: \$3.50 PSF/\$1,458.34 Monthly

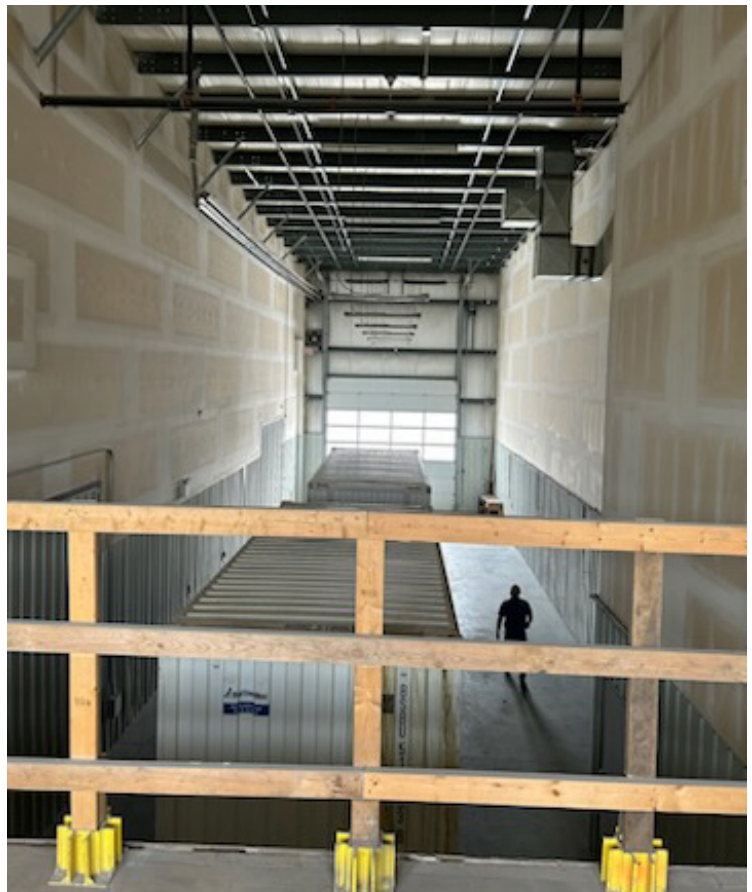
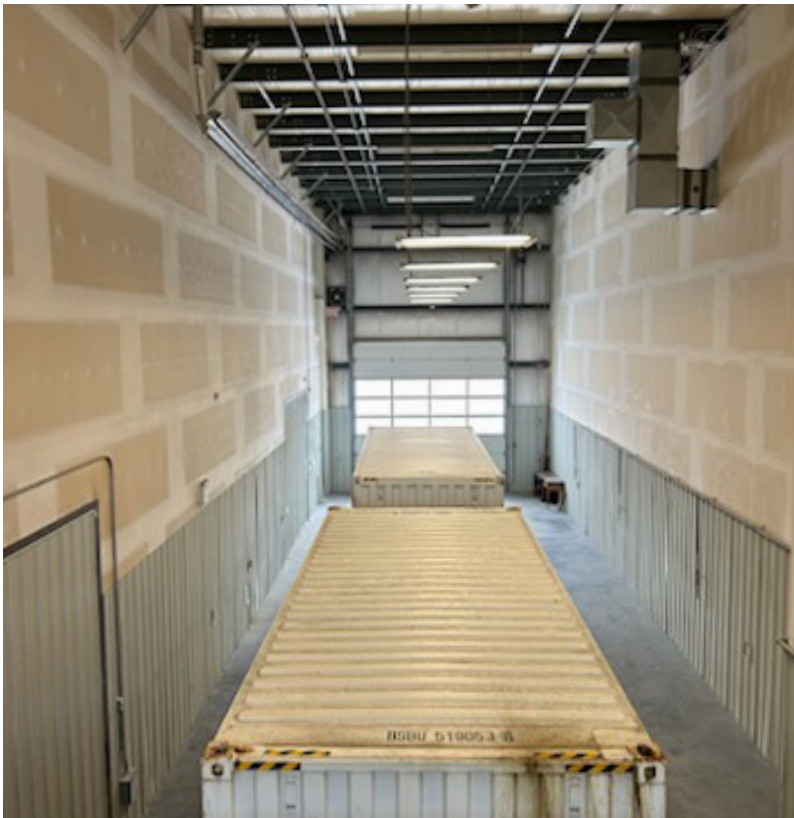
TOTAL: \$6,458.34 Monthly

*Plus GST



PROPERTY PHOTOS

Shop space



MORE PHOTOS

Yard



LOCATION / MAP



CALGARY & RED DEER'S
ONLY EXCLUSIVE
RE/MAX COMMERCIAL BROKERAGE



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