

CLEARVIEW INDUSTRIAL PARK

FOR LEASE

BAY 102, 201 CLEARVIEW DRIVE



LOCATION:
Clearview
Industrial Park



PROPERTY SIZE:
4,612 Sq Ft



ZONING:
BSI - Business
Service Industrial



LEASE PRICE:
\$12.00 Per SF

PRESENTED BY

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THE PROPERTY

BAY 102, 201 CLEARVIEW DRIVE

INDUSTRIAL SHOP FOR LEASE

4,612 Sq Ft industrial bay, located in Clearview Industrial Park.
This property includes:

Property features:

- » Reception Area & Waiting Room
- » (2) Private Offices
- » Coffee Counter with Sink
- » Meeting Room
- » Staff Room
- » (1) Office Washrooms
- » Large Shop with (2) 16' x 16' Overhead Doors
- » Storage Mezzanine
- » (1) Shop Washroom
- » Easy Access to the City of Red Deer and Highway 2

Additional Rent is estimated at \$5.09 per SF for 2026 budget year.



403.986.7777



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REMAX
COMMERCIAL
PROPERTIES

PROPERTY DETAILS



PROPERTY DETAILS

| | |
|--------------------------------|--|
| MUNICIPAL: | Bay 102, 201 Clearview Drive |
| LEGAL LAND DESCRIPTION: | Condominium Plan 2122063 Unit 3 |
| TOTAL SIZE: | Total Size of Building: 4,612 SF Dedicated Fenced Yard Space |
| YEAR BUILT: | 2002 |
| ZONING: | BSI - Business Service Industrial |
| PARKING: | Paved shared front parking |

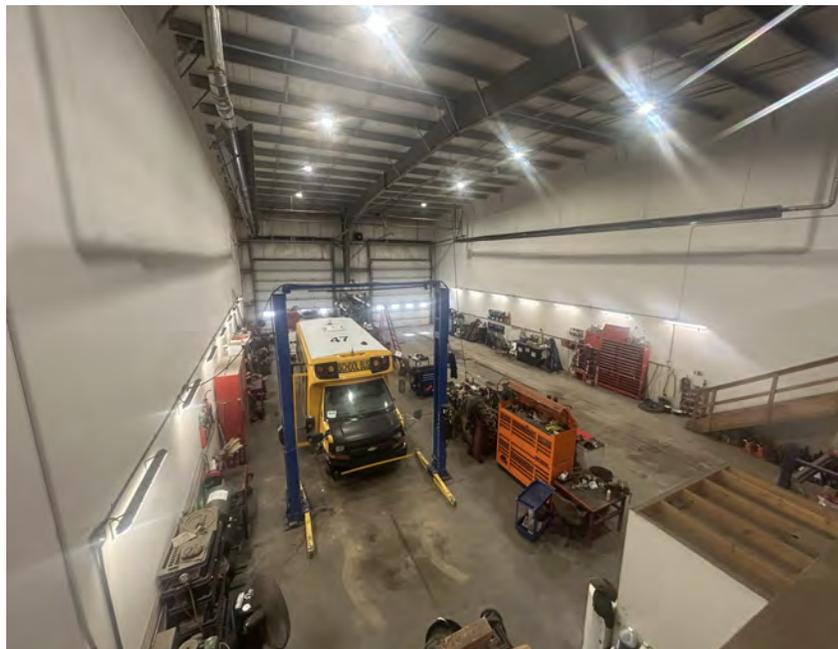


FINANCIAL DETAILS

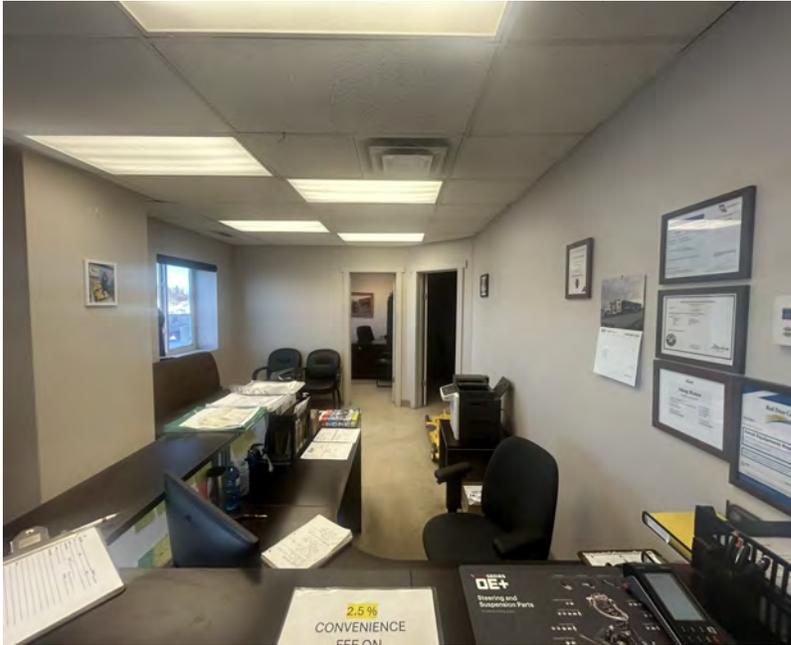
FOR LEASE

| | |
|---------------------|---|
| LEASE PRICE: | \$12.00 PSF / \$4,612.00 Monthly |
| NNN: | \$5.09 PSF / \$1,956.26 Monthly |
| TOTAL: | \$6,568.26 Monthly |

*Plus GST



PROPERTY PHOTOS



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



YOUR RE/MAX COMMERCIAL TEAM

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