

# \$5 - 120, 8319 Chiles Industrial Ave., Red Deer

MLS® #A2090745

**\$5**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Chiles Industrial Park, Red Deer, Alberta

This Like NEW 6,000 sq. ft. bay comes with a newly constructed Large barrier free bathroom and new LED lighting throughout. A new designated electric transformer has been installed, providing the opportunity for an additional 600v/200 amp 3 phase service. This just has to have an electrician wire the power required in the bays and install the breakers in the panel. The total building consists of 8 bays, with excellent long term and successful neighbors such as Go Powder, Lite Industries, Overland Explorer and Kenroc Building Supplies. This building is located on the North End of Red Deer with easy access to Hwy 11A, Hwy 2A and Hwy 2. The secure yard has entrances on the West and South side of the building. The bay measures 100 feet long 'x60 feet wide, consisting of 2 exterior man doors, a 14' X 12" overhead door and is heated by 2 separately controlled radiant heat tubes. It comes with a large approximate 3,300 sq. ft. designated yard space. The building has Fibre Optics for secure and consistent internet. The zoning permits but not limited to support services, manufacturing, processing, distribution, repair, servicing, and warehousing.

Built in 1985

## Essential Information

MLS® #	A2090745
Price	\$5



Bathrooms	0.00
Acres	0.00
Year Built	1985
Type	Commercial
Sub-Type	Industrial
Status	Active

### Community Information

Address	120, 8319 Chiles Industrial Ave.
Subdivision	Chiles Industrial Park
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4S 2A3

### Additional Information

Date Listed	October 30th, 2023
Days on Market	539
Zoning	I1

### Listing Details

Listing Office	Royal LePage Lifestyles Realty
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