

\$0 - 20 6426 50 Avenue, Drayton Valley

MLS® #E4414985

\$0

0 Bedroom, 0.00 Bathroom,
Industrial on 0.00 Acres

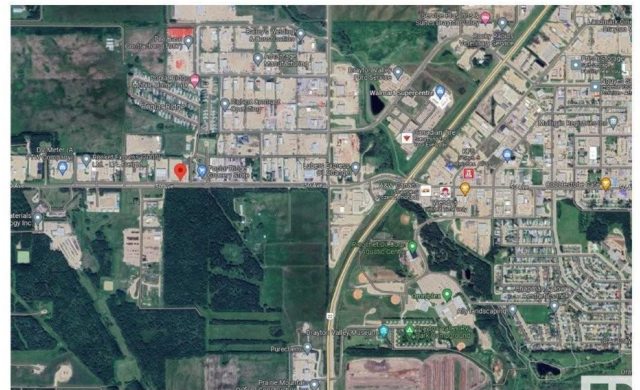
Drayton Valley, Drayton Valley, AB

Beautiful newer built building with 1 bay available to lease. The main level is 2714 sq.ft. in size(25'x107'). Shop space is 24x74 ft. This bay includes front offices, a kitchenette, bathroom, a storage area, & a finished open mezzanine of approx 600 sq.ft. The total area consists of 3314 sq.ft. Inside the shop features overhead infrared heaters & a furnace for the office space up & down. This building is steel frame construction. Front ceiling height is 24' with back being 22'. Shop Doors are 14'x16' high complete with electric door openers & a 5' apron. Concrete floors are 6" thick & have floor drains too. Power is 600 amp/600 Volt as well! With T5 lighting & 3 phase system. Front is paved providing room to park 4 vehicles per bay, with additional parking in back. Behind the building is engineered with Geotextile fabric, compacted & graveled. Chain link fencing encloses the back offering secure yard space. A well built building located in a heavy traffic area providing easy access to Hwy 22.

Built in 2013

Essential Information

MLS® #	E4414985
Bathrooms	0.00
Acres	0.00
Year Built	2013



Type	Industrial
Status	Active

Community Information

Address	20 6426 50 Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 0C1

Exterior

Exterior	Steel Frame
Construction	Steel Frame

Additional Information

Date Listed	November 30th, 2024
Days on Market	151
Zoning	Zone 90

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Listing information last updated on April 30th, 2025 at 2:17am MDT