

# \$14 - Unit 1003, 101 Highland Park Common Ne, Airdrie

MLS® #A2204359

**\$14**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

East Lake Industrial, Airdrie, Alberta

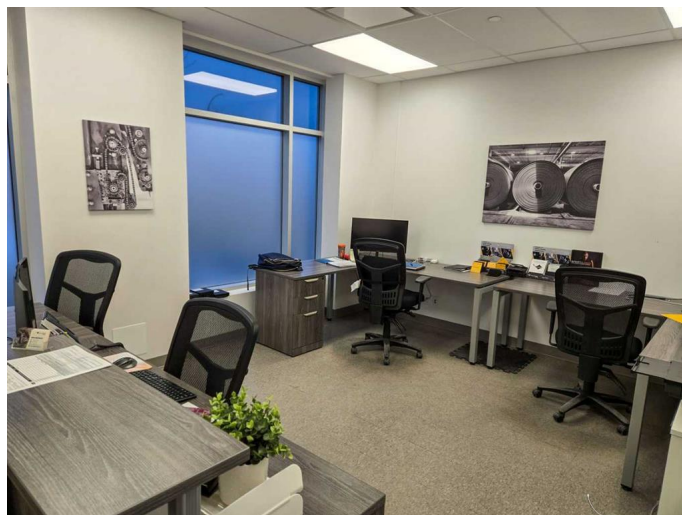
4,807 SF 'A' Class Industrial Bay in Highland Park Industrial, Airdrie. This premium industrial bay offers 4,807 SF of space, including 555 SF of open-concept office and 4,250 SF of warehouse. Features include two drive-in doors (12' W x 14' H and 8' W x 10' H), 200 Amps of power, 26' clear ceiling height, T5HO lighting, ESFR sprinklers, two skylights, and a small outdoor storage yard. The property also includes eight reserved parking stalls and is within walking distance of a large green space with a pond.

Located in Airdrie's Highland Park Industrial, developed by Beedie and awarded for excellence from the Urban Development Institute (UDI). Airdrie offers no business tax and lower property taxes than Calgary. The lease rate starts at \$13.50 PSF, with operating costs of \$4.28 (2025 est.), totaling \$17.78 PSF. The space is available with 60 days' notice.

Built in 2017

## Essential Information

MLS® #	A2204359
Price	\$14
Bathrooms	0.00
Acres	0.00
Year Built	2017
Type	Commercial
Sub-Type	Industrial



Status                      Active

**Community Information**

Address                      Unit 1003, 101 Highland Park Common Ne  
Subdivision                  East Lake Industrial  
City                            Airdrie  
County                        Airdrie  
Province                      Alberta  
Postal Code                  T4A 0X3

**Amenities**

Parking Spaces            8

**Additional Information**

Date Listed                  March 20th, 2025  
Days on Market            137

**Listing Details**

Listing Office                CDN Global Advisors Ltd.

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