# \$309,900 - 375, 7700 76 Streetclose, Red Deer

MLS® #A2230097

### \$309,900

0 Bedroom, 0.00 Bathroom, Commercial on 0.04 Acres

Johnstone Crossing, Red Deer, Alberta

TURN-KEY Industrial shop/OFFICE FOR SALE. HIGH-END GLASS WALLS for the 3 Developed offices/ custom built-in reception space with customer 1/2 bath at the back, unfinished MEZZANINE, followed by a 24'9"'x 27'03" shop space. Completed with LED lighting, floor drain a 14' OHD with opener, ceiling height approximately 19' clear, 200 AMP Power, paved common areas w/ loads of paved customer parking. Great exposure off of 76 street for a mechanic shop, auto repair/ detailing, mechanical shop and so much more in this I1 zoned condo bay. Condo fees are \$401.91/month and include water/ sewer/ landscaping/ snow removal & reserve fund contributions.



#### **Essential Information**

MLS® # A2230097 Price \$309,900

Bathrooms 0.00 Acres 0.04 Year Built 2007

Type Commercial
Sub-Type Industrial
Status Active

## **Community Information**

Address 375, 7700 76 Streetclose







Subdivision Johnstone Crossing

City Red Deer
County Red Deer
Province Alberta
Postal Code T4P 4G8

#### **Amenities**

Parking Spaces 30

#### Interior

Heating Forced Air, Natural Gas, Radiant

Cooling None

#### **Exterior**

Construction Metal Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 18th, 2025

Days on Market 126

Zoning I1

## **Listing Details**

Listing Office Century 21 Advantage

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