\$3,998,000 - 240 & 244 & 300 & 325 Balsam Road Ne, Slave Lake

MLS® #A2220688

\$3,998,000

0 Bedroom, 0.00 Bathroom, Commercial on 6.61 Acres

NONE, Slave Lake, Alberta

6.6 Acres of prime industrial land with several shops including the main shop measuring 100 ft wide by 130 deep with seven 16 foot doors. Additional shops include an 80x120 transfer station, a 40 x 60 shop with three 14 ft doors, a small garage, and a 40 x 80 shop with three 14 foot doors. Inlcuded in the 6.5 acres is a vacant 1.05 acre lot currently used as storage. The opportunity is grand as it is, now factor in the long term national tenant who currently is on an open lease. Great reception and office area to top it off, opportunity is knocking now.

Built in 1993

Essential Information

MLS® # A2220688 Price \$3,998,000

Bathrooms 0.00 Acres 6.61 Year Built 1993

Type Commercial
Sub-Type Industrial
Status Active

Community Information

Address 240 & 244 & 300 & 325 Balsa

Subdivision NONE

City Slave Lake







County Lesser Slave River No. 124, M.D. of

Province Alberta
Postal Code T0G 2A2

Interior

Heating Natural Gas

Exterior

Lot Description Level

Construction Concrete, Metal Frame, Metal Siding

Additional Information

Date Listed May 13th, 2025

Days on Market 171

Zoning M2 / M4

Listing Details

Listing Office CENTURY 21 NORTHERN REALTY

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