



**Unit 111, 7725 - 56 St SE**

**Condo Sale**

## Highlights

- Located in the Glacier Village Business Park (Foothills)
- Immediate access to Glenmore Tr. And Stoney Tr.
- LED lighting in warehouse
- Floor drain at rear of warehouse
- 2 washrooms

## Legal

Plan 1712441, Unit 7

## Zoning

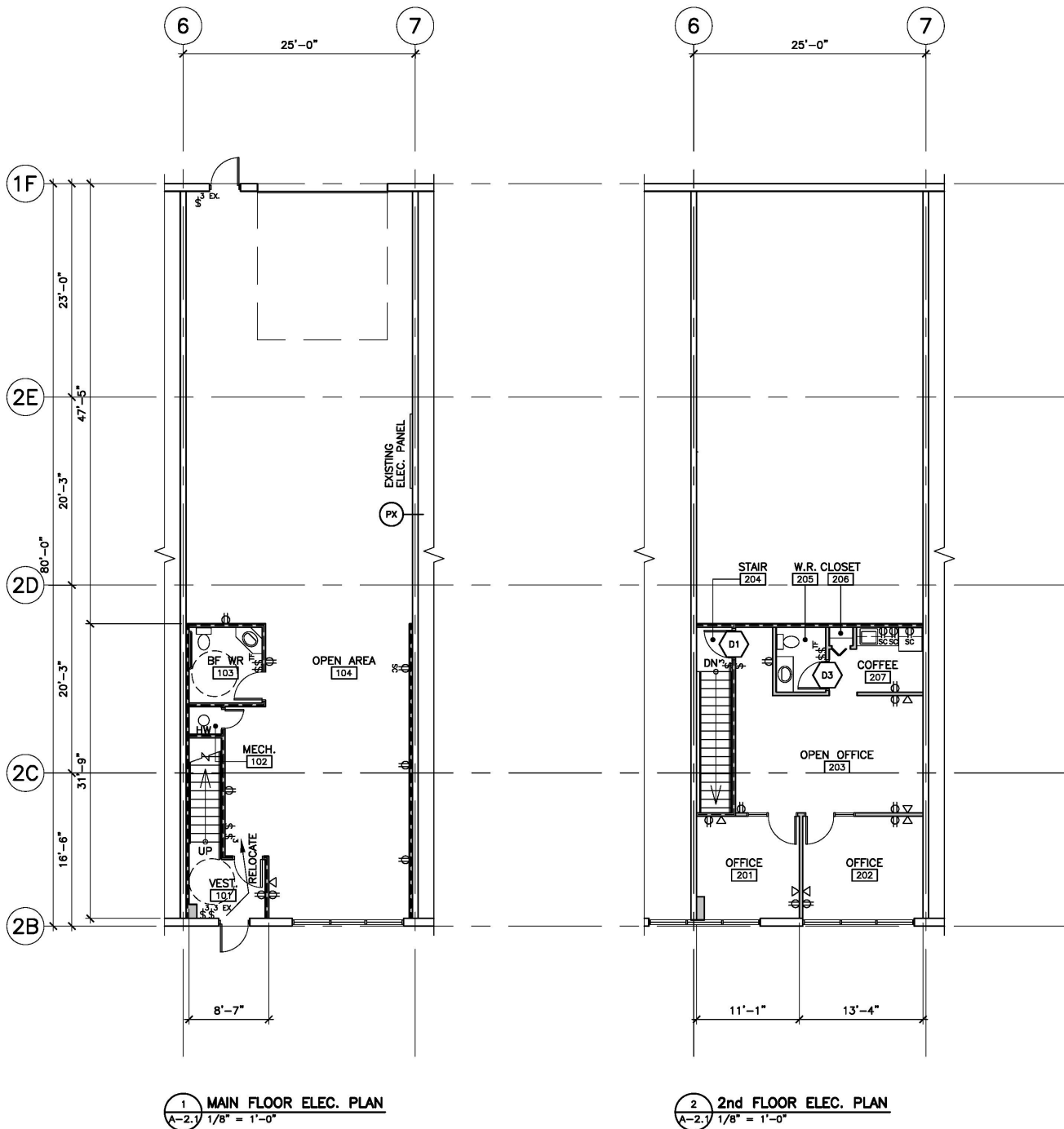
I-G (Industrial General)

## Condo Details

<b>Total Area:</b>	<b>2,780 sq. ft.</b>
Main floor	2,000 sq. ft.
2nd floor office	780 sq. ft.
Loading	Drive-in door 14'x16'
Power	100 amp 600 volt, 3 phase
Ceiling	22'-26'
Year Bult	2017
Taxes (2021)	\$8,840.66/year
Condo Fees	\$540.00/month

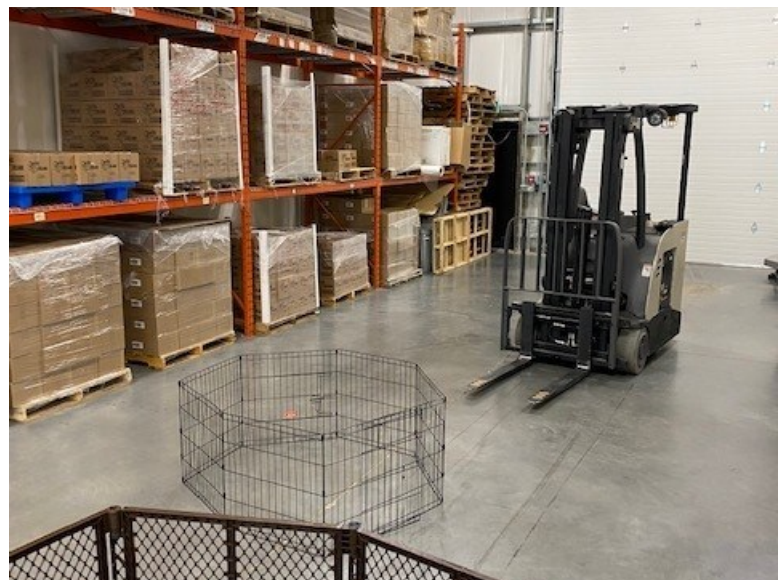
**ASKING PRICE \$629,000.00**

### Floor Plans



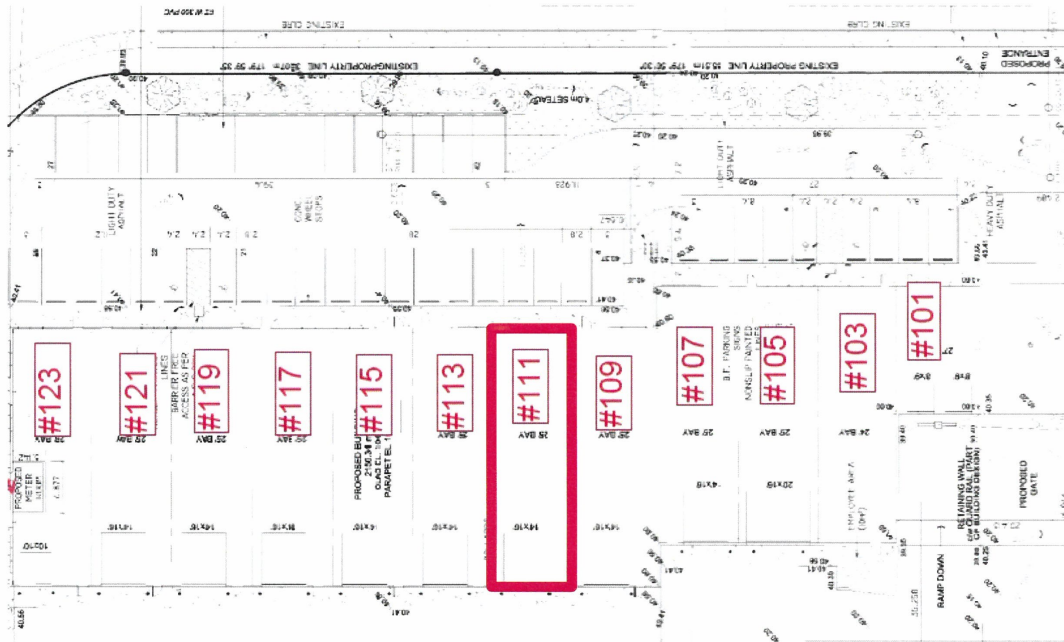


### Views





### Site Plan



### Map



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