$1,250,000 - 10350 144 Avenue, Clairmont

MLS® #A2248004

$1,250,000
0 Bedroom, 0.00 Bathroom,
Commercial on 3.21 Acres

NONE, Clairmont, Alberta

Prime location!!! Lots of storage space on this 3.21 acre, fenced lot in the County and one block from city limits. Includes a 6,152 square foot shop, 2 coverall buildings (3,240 sq ft and 5,040 sq ft) and a 1,000 square foot, fully wired, detached office. The main shop features a mechanical room, wash room, 3 shop areas, , staff area in mezzanine, and an attached coverall. 600 amp electrical in shop. 580 volt power on site with 600 cfm compressor. This property is set up for sand blasting and painting. The Seller recently added a 54' x 16' Paint Booth and has it inside the 120' x 40' Cover All Building. Opportunity for a buyer to start their own business, as the seller will sell the Sand Blasting Equipment for an additional $200,000.00.

Built in 1997

Essential Information

MLS® #	A2248004
Price	$1,250,000
Bathrooms	0.00
Acres	3.21
Year Built	1997
Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address	10350 144 Avenue
Subdivision	NONE
City	Clairmont
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8V 7S9

Amenities

Parking Spaces	40

Additional Information

Date Listed	August 12th, 2025
Days on Market	8
Zoning	RM-2

Listing Details

Listing Office	RE/MAX Grande Prairie

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