

\$30 - 308, 400 Mackenzie Boulevard, Fort McMurray

MLS® #A2095504

\$30

0 Bedroom, 0.00 Bathroom,
Commercial on 0.04 Acres

Mackenzie Park, Fort McMurray, Alberta

FOR SALE OR LEASE – FLEXIBLE INDUSTRIAL SPACE IN MACKENZIE INDUSTRIAL PARK

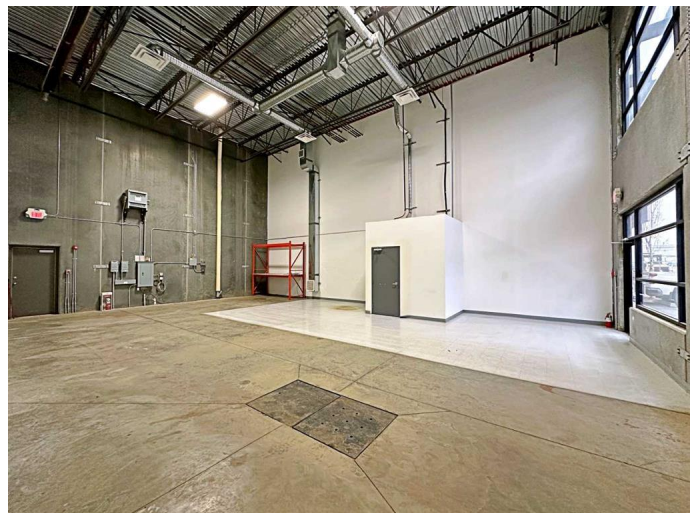
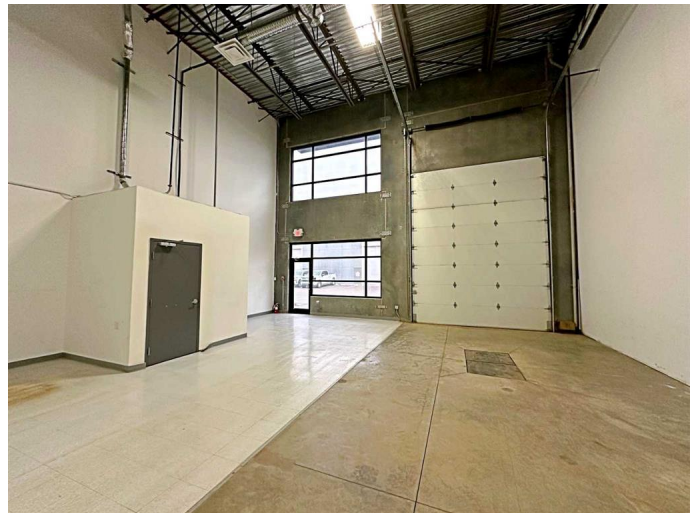
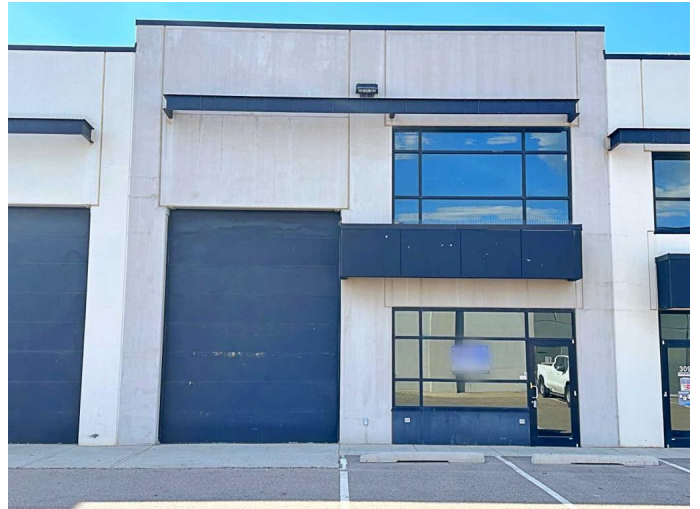
Affordable and versatile space available in a first-class Kuusamo-built development on MacKenzie Boulevard. Ideal for light to medium industrial, small business, or industrial retail uses. The pre-cast construction building features front grade loading with a 12' x 16' overhead door, floor drains, man door, and 22' ceiling heights. Includes a 2-piece bathroom, two dedicated parking stalls. AIR MAKE UP SYSTEM IS INSTALLED

Located in the southeast sector of Fort McMurray adjacent to Highway 63 with direct access to Highway 69, MacKenzie Industrial Park offers excellent visibility and easy access to the airport and downtown core. Available for immediate possession. AFFORDABLE OP COSTS INCLUDE WATER

Built in 2012

Essential Information

MLS® #	A2095504
Price	\$30
Bathrooms	0.00
Acres	0.04
Year Built	2012
Type	Commercial
Sub-Type	Industrial
Status	Active



Community Information

Address	308, 400 Mackenzie Boulevard
Subdivision	Mackenzie Park
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 4C4

Amenities

Utilities	Electricity Available, Garbage Collection, Natural Gas Available
Parking Spaces	2

Interior

Heating	Natural Gas, Radiant
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Exterior

Construction	Concrete
Foundation	See Remarks

Additional Information

Date Listed	November 30th, 2023
Days on Market	680
Zoning	BI

Listing Details

Listing Office	COLDWELL BANKER UNITED
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