

# \$6 - 170, 8319 Chiles Ind Avenue, Red Deer

MLS® #A2205046

**\$6**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Chiles Industrial Park, Red Deer, Alberta

Located in Chiles Industrial Park, this 5,848 SF unit is available for lease. The unit features a reception area, three front offices, two washrooms, a boardroom, a staff lunchroom with a sink, and additional closet and storage space. The shop is wide-open with a storage mezzanine and (1) 16' x 16' overhead door. The yard is fully paved with dedicated yard space along the east side of the property and ample parking available. Additional Rent is \$4.06 per square foot for the 2025 budget year. This introductory lease rate is for the first year of a long term lease to a qualified Tenant, with escalations.

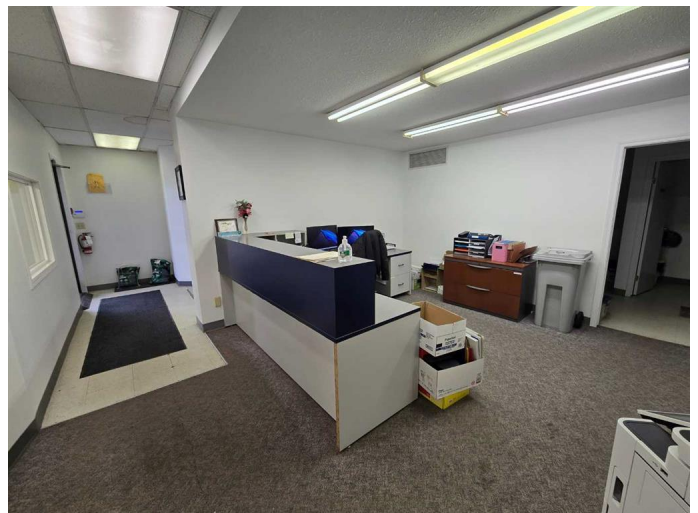
Built in 2008

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2205046   |
| Price      | \$6        |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2008       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Active     |

## Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 170, 8319 Chiles Ind Avenue |
| Subdivision | Chiles Industrial Park      |
| City        | Red Deer                    |



|             |          |
|-------------|----------|
| County      | Red Deer |
| Province    | Alberta  |
| Postal Code | T4P 2V5  |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 24th, 2025 |
| Days on Market | 183              |
| Zoning         | I1               |

### **Listing Details**

|                |                              |
|----------------|------------------------------|
| Listing Office | RE/MAX Commercial Properties |
|----------------|------------------------------|

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