

# \$309,900 - 375, 7700 76 Streetclose, Red Deer

MLS® #A2230097

**\$309,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.04 Acres

Johnstone Crossing, Red Deer, Alberta

TURN-KEY Industrial shop/OFFICE FOR SALE. HIGH-END GLASS WALLS for the 3 Developed offices/ custom built-in reception space with customer 1/2 bath at the back, unfinished MEZZANINE, followed by a 24'9"x 27'03" shop space. Completed with LED lighting, floor drain a 14' OHD with opener, ceiling height approximately 19' clear, 200 AMP Power, paved common areas w/ loads of paved customer parking. Great exposure off of 76 street for a mechanic shop, auto repair/ detailing, mechanical shop and so much more in this I1 zoned condo bay. Condo fees are \$401.91/month and include water/ sewer/ landscaping/ snow removal & reserve fund contributions.

Built in 2007

## Essential Information

MLS® #	A2230097
Price	\$309,900
Bathrooms	0.00
Acres	0.04
Year Built	2007
Type	Commercial
Sub-Type	Industrial
Status	Active

## Community Information

Address 375, 7700 76 Streetclose



Subdivision	Johnstone Crossing
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 4G8

### **Amenities**

Parking Spaces	30
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### **Interior**

Heating	Forced Air, Natural Gas, Radiant
Cooling	None

### **Exterior**

Construction	Metal Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 18th, 2025
Days on Market	97
Zoning	I1

### **Listing Details**

Listing Office	Century 21 Advantage
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