

# \$630,000 - 114, 67048 Mission Road, Lac La Biche

MLS® #A2158817

**\$630,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Lac La Biche, Lac La Biche, Alberta

2.5 Acre corner Industrial site located in the Lac La Biche West Industrial Park adjacent to the municipal airport. This turn-key Industrial site is levelled, compacted and graveled to accommodate heavy machinery. The property perimeter is chain-link fenced with 40' access gates on either end of the lot and ample yard lighting. There are 24 powered perimeter parking stalls plus 10 more stalls with outlets around the perimeter of the office. The main office is a custom built 1200 square foot 2009, modular with 5 offices, bathroom and reception area. The main 2000 square foot shop (40x50) built in 2009, has 3 phase power, overhead radiant heat, re-enforced concrete slab, drive through doors, and 3x Jib cranes with 2000lbs capacity. The second shop is also 40'x50' light weight steel frame construction with gravel base. This site is ready to accommodate your business.

Built in 2009

## Essential Information

MLS® #	A2158817
Price	\$630,000
Bathrooms	0.00
Acres	0.00
Year Built	2009
Type	Commercial
Sub-Type	Industrial
Status	Active



**Community Information**

Address	114, 67048 Mission Road
Subdivision	Lac La Biche
City	Lac La Biche
County	Lac La Biche County
Province	Alberta
Postal Code	T0A 2C0

**Additional Information**

Date Listed	August 19th, 2024
Days on Market	273
Zoning	industrial/commercial

**Listing Details**

Listing Office	COLDWELL BANKER UNITED
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