

# \$10 - 295 Burnt Park Drive, Rural Red Deer County

MLS® #A2205463

**\$10**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Burnt Lake Indust. Park, Rural Red Deer  
County, Alberta

Click brochure link for more details. For  
LEASE Commercial, Retail, Industrial  
Multi-Use Building 12,800 SF on 2.26 to 4.52  
Acres in Red Deer, Alberta.

HIGH signage visibility, building and  
freestanding advertising. Offers convenient  
and easy access to/ from Hwy 2. Mixed-use  
property consisting of approximately 40%  
Showroom, 30% Office and 30% Warehouse  
Space. Bays feature high-efficiency radiant  
heating, upgraded HVAC & AMP lighting. Fully  
developed attractive showroom space with  
attached individual offices, parts counter and  
kitchen area. Well-lit property and parking lot.

## Building Features:

- ~ Superb visual to showcase business name and logo.
- ~ Large attractive showroom area with attached offices including bay door access.
- ~ Optional outdoor concrete display area.
- ~ 6 additional bay doors with drive through capability.
- ~ 8 +/- offices
- ~ Upgraded HVAC and power systems
- ~ Pylon sign available.
- ~ Excellent exposure and easy access from/to Highway 2
- ~ Site area 2.26 acres with 70% asphalt coverage
- ~ Additional 2.26 acres available for a total of 4.52



Built in 1999

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2205463   |
| Price      | \$10       |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1999       |
| Type       | Commercial |
| Sub-Type   | Mixed Use  |
| Status     | Active     |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 295 Burnt Park Drive    |
| Subdivision | Burnt Lake Indust. Park |
| City        | Rural Red Deer County   |
| County      | Red Deer County         |
| Province    | Alberta                 |
| Postal Code | T4S 2L4                 |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 132             |
| Zoning         | BSI             |

## Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | Honestdoor Inc. |
|----------------|-----------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.