

# \$1,400 - 3, 4946 53 Avenue, Red Deer

MLS® #A2217996

**\$1,400**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Railyards, Red Deer, Alberta

ONLY \$1400/mo. + Utilities - Warehouse in the heart of Red Deer, only 10Mins to anywhere in Red Deer! This space is wide open, with a 12x14 electric overhead door, high ceilings and new LED lighting. There is a raised dock area in the back 1/3 of the bay. Direct Control Zoning (DC28) allows for multiple uses; space could be modified to suit retail or office use. West Town Center is located beside Superstore and Dollarama driving thousands of people to this building on a daily basis. \*\* Lease with Bay 4 for a total of 3,046sqft (Retail, office and dock loading)\*\*

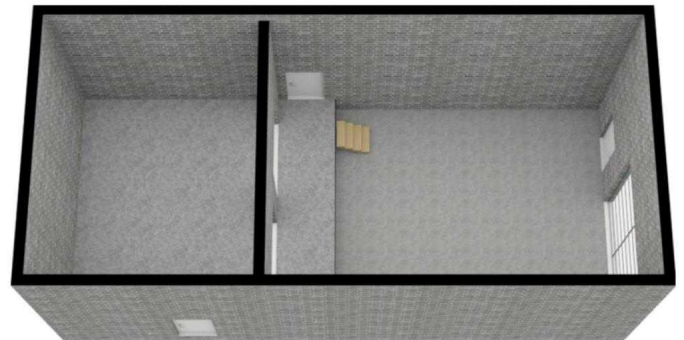
Built in 1970

## Essential Information

MLS® #	A2217996
Price	\$1,400
Bathrooms	0.00
Acres	0.00
Year Built	1970
Type	Commercial
Sub-Type	Warehouse
Status	Active

## Community Information

Address	3, 4946 53 Avenue
Subdivision	Railyards
City	Red Deer



Free 3D export  
floorplanner

County	Red Deer
Province	Alberta
Postal Code	T4N5J9

### **Additional Information**

Date Listed	May 5th, 2025
Days on Market	59

### **Listing Details**

Listing Office	Sundance Realty & Management Inc.
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