

# \$3,000,000 - 5311 64 Avenue, Taber

MLS® #A2186177

**\$3,000,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 3.76 Acres

NONE, Taber, Alberta

These properties will only be sold as a package containing 3 buildings and 1 vacant lot on 4 titles. All 4 properties are leased to one company. 5311-64 Ave-Building is 9805 sq ft, built in 1985 and contains 2 pull through bays, plus 1 other bay, 2 storey office area with several offices, board room, coffee room and 2 bathrooms with a Lot size of 105'x243'. 6409-53 St Building is 10,000 sq ft, built in 1997 and contains 8 14'x14' overhead doors, radiant heat, loads of electrical for all needs with lot size of 1.15 acres. 5310-66 Ave Building is 1200 sq ft, built in 2008 with the Lot being 1.15 Acres, shop has a 14'x14' overhead door, 3" water line inside with Town water and loads of electrical. 5414-66 Ave is a .87 acre vacant lot.

Built in 1997

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | A2186177    |
| Price      | \$3,000,000 |
| Bathrooms  | 0.00        |
| Acres      | 3.76        |
| Year Built | 1997        |
| Type       | Commercial  |
| Sub-Type   | Industrial  |
| Status     | Active      |

## Community Information



|             |                |
|-------------|----------------|
| Address     | 5311 64 Avenue |
| Subdivision | NONE           |
| City        | Taber          |
| County      | Taber, M.D. of |
| Province    | Alberta        |
| Postal Code | T1G 2A1        |

### **Interior**

|         |                      |
|---------|----------------------|
| Heating | Natural Gas, Radiant |
|---------|----------------------|

### **Exterior**

|                 |               |
|-----------------|---------------|
| Lot Description | Irregular Lot |
| Roof            | Metal         |
| Construction    | Metal Frame   |
| Foundation      | Slab          |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | January 8th, 2025 |
| Days on Market | 126               |
| Zoning         | M1                |

### **Listing Details**

|                |                                         |
|----------------|-----------------------------------------|
| Listing Office | RE/MAX REAL ESTATE - LETHBRIDGE (TABER) |
|----------------|-----------------------------------------|

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