

\$979,000 - 602b Mccool Street, Crossfield

MLS® #A2195770

\$979,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.72 Acres

NONE, Crossfield, Alberta

4,800 SF on main level includes 800 SF of front office. Building is on a 0.72 Acre site that is fenced & gated. The shop offers 2 drive-through bays and 1 drive in bay. All doors are 14 ft. by 14 ft. There is an undeveloped mezzanine that offers an additional 800 SF of storage space. The shop has a sump. Sale includes air compressor with lines. Crossfield is a cost effective location with very low property taxes and no business taxes. Crossfield is a business friendly jurisdiction. The location is 12 minutes North of Airdrie, 21 minutes North of YYC, and 38 minutes to Downtown Calgary. This property offers excellent value.

Built in 1995

Essential Information

MLS® #	A2195770
Price	\$979,000
Bathrooms	0.00
Acres	0.72
Year Built	1995
Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address 602b Mccool Street



Subdivision	NONE
City	Crossfield
County	Rocky View County
Province	Alberta
Postal Code	T4B 4L5

Amenities

Utilities	Cable Internet Access
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Interior

Heating	Radiant
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Exterior

Lot Description	Level
Roof	Metal
Construction	Metal Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 19th, 2025
Days on Market	85
Zoning	I-2

Listing Details

Listing Office	CDN Global Advisors Ltd.
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