

# \$300,000 - #2, 232051 Twp Rd 920, Rural Northern Lights, County of

---

MLS® #A2228377

**\$300,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 2.74 Acres

NONE, Rural Northern Lights, County of,  
Alberta

This 2320 sq. ft. One Bay Industrial Building with 2 piece washroom, utility area and mezzanine located 0.5 km northeast of the Town of Manning is perfect for the start up of a small business or just a property to store all your extra atv's and rv units. This 40 x 50 shop is metal clad walls and roof both interior and exterior. There is poured concrete with central drain sump and in floor radiant hot water. The windows are PVC double glazed and 200 amp electricity is available and designed to adequately service the needs of the building and fluorescent lighting. There is a 14 x 20 ft wide, insulated metal overhead door with powered opener and two walk-in doors. Gravel parking is available along the front of the shop.

Built in 2013

## Essential Information

MLS® #	A2228377
Price	\$300,000
Bathrooms	0.00
Acres	2.74
Year Built	2013
Type	Commercial
Sub-Type	Industrial
Status	Active



## Community Information

Address	#2, 232051 Twp Rd 920
Subdivision	NONE
City	Rural Northern Lights, County of
County	Northern Lights, County of
Province	Alberta
Postal Code	T0H 2M0

## Exterior

Foundation	Poured Concrete
------------	-----------------

## Additional Information

Date Listed	June 5th, 2025
Days on Market	12
Zoning	AP

## Listing Details

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------

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.