

\$1,190,000 - 79 Boulder Boulevard, Stony Plain

MLS® #E4419358

\$1,190,000

0 Bedroom, 0.00 Bathroom,
Industrial on 0.00 Acres

North Business Park, Stony Plain, AB

GREAT INCOME PROPERTY! 4,800 sq.ft. +/- building consisting of 3 separately titled bays currently developed as one unit but separately serviced should you wish to divide by demising walls in future. Fully leased (triple net lease) to long term national tenant with long term lease (with tenant option to renew) and a current CAP Rate of 6.2%.

Built in 2008

Essential Information

| | |
|------------|-------------|
| MLS® # | E4419358 |
| Price | \$1,190,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Year Built | 2008 |
| Type | Industrial |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 79 Boulder Boulevard |
| Area | Stony Plain |
| Subdivision | North Business Park |
| City | Stony Plain |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7Z 1V6 |



Exterior

| | |
|--------------|-------------|
| Exterior | Steel Frame |
| Construction | Steel Frame |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | January 27th, 2025 |
| Days on Market | 140 |
| Zoning | Zone 91 |

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Listing information last updated on June 15th, 2025 at 10:02pm MDT