

# \$3,445,000 - 731056a Range Road 62, Sexsmith

MLS® #A2210644

**\$3,445,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 7.67 Acres

NONE, Sexsmith, Alberta

Newly constructed, 11,640 Square foot shop just off the Emerson Highway, on 7.67 acres. Shop has two, 120' drive through bays and one conventional bay. One of the drive throughs is a wash bay. 16' wide by 18' high overhead doors. (5 OHDs total) 22' ceiling height. Offices can be built to suite at an additional negotiated price. Property is serviced with a well and sewer system. The Seller can offer approximately 15 to 20 acres more land if required.

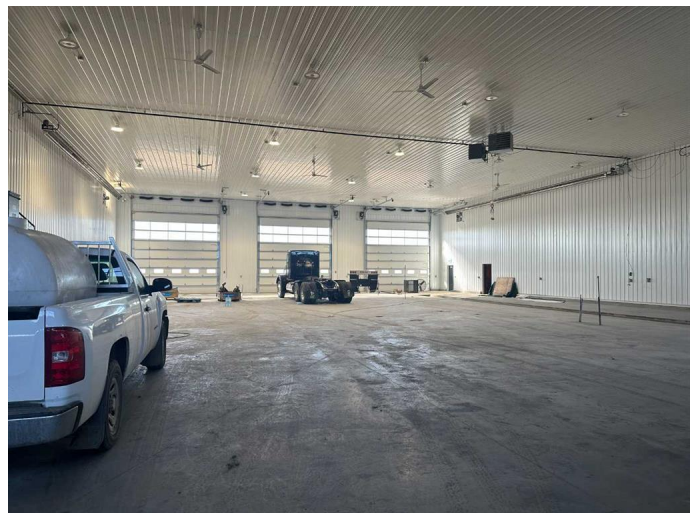
Built in 2025

## Essential Information

MLS® #	A2210644
Price	\$3,445,000
Bathrooms	0.00
Acres	7.67
Year Built	2025
Type	Commercial
Sub-Type	Industrial
Status	Active

## Community Information

Address	731056a Range Road 62
Subdivision	NONE
City	Sexsmith
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 3C0



## Additional Information

Date Listed	April 10th, 2025
Days on Market	65
Zoning	RM-2

## 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.