

# \$2,975,000 - 142 Leva Avenue, Rural Red Deer County

MLS® #A1060450

## \$2,975,000

0 Bedroom, 0.00 Bathroom,  
Commercial on 2 Acres

Gasoline Alley, Rural Red Deer County, Alberta

8,981 SF in a high profile, high traffic location in Gasoline Alley, the former home of Gary Moe Volkswagen available to buy or lease. The main floor consists of 1,981 SF in the front which consists of a large open area which was the showroom, two offices, a service counter, open reception / office area and two two-piece washrooms. There is an additional 2,103 SF on the second floor with two offices, a coffee room and some storage rooms. The shop is 68' x 68' with 22 foot ceiling. It includes a drive thru bay with a 14' x 12' sunshine overhead door, radiant heat, 3 phase power, make up air system, sump and trench and separate wash bay. There is a paved parking lot in front, and an addition 2.3 acres directly to the west that can also be purchased. Property is available to lease at \$18.00 per SF.

Built in 2002

## Essential Information

MLS® #	A1060450
Price	\$2,975,000
Bathrooms	0.00
Acres	2.00
Year Built	2002
Type	Commercial
Sub-Type	Retail
Status	Active



## **Community Information**

Address	142 Leva Avenue
Subdivision	Gasoline Alley
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4E 1B9

## **Additional Information**

Date Listed	January 13th, 2021
Days on Market	46
Zoning	C3

## **Listing Details**

Listing Office	RE/MAX Commercial Properties
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