

# \$8,050,000 - 23 Bellerose Drive, St. Albert

MLS® #A2147235

**\$8,050,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Inglewood\_SALB, St. Albert, Alberta

Located just off St. Albert Trail, the primary arterial roadway in St. Albert, the Property benefits from short drive times to key transportation routes including Anthony Henday Drive and Yellowhead Trail. The Property has eight grade doors, one ramped grade door and four dock doors. Inventory can be easily managed without disrupting walk-in customers at the front of the space. The Property is well-maintained with modern finishes in the reception and office spaces, as well as functional common boardrooms. The Property offers a functional layout for a wide range of industrial users seeking higher quality office space and conventional warehousing.

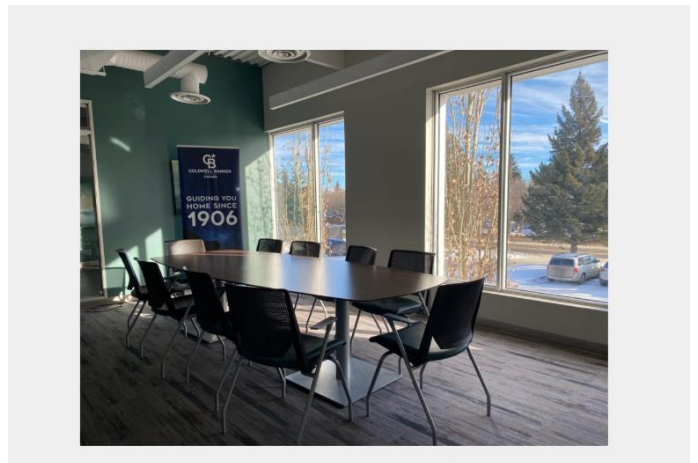
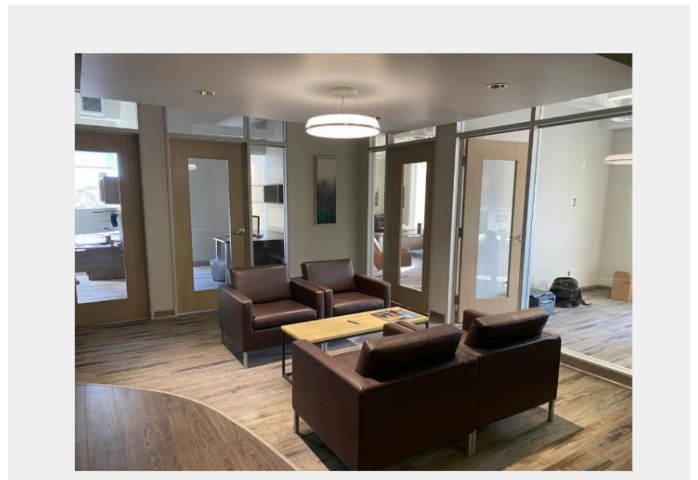
Built in 1972

## Essential Information

MLS® #	A2147235
Price	\$8,050,000
Bathrooms	0.00
Acres	0.00
Year Built	1972
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address	23 Bellerose Drive
Subdivision	Inglewood_SALB



City	St. Albert
County	St. Alberta
Province	Alberta
Postal Code	T8N 5E1

### **Additional Information**

Date Listed	July 8th, 2024
Days on Market	347
Zoning	DC - Direct Control

### **Listing Details**

Listing Office	Honestdoor Inc.
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