

# \$639,900 - 7 Co-op Road, Didsbury

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MLS® #A2199228

**\$639,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.42 Acres

NONE, Didsbury, Alberta

Attention warehouse renters? Food grade building with lots of room and open space for numerous types of businesses. Must be seen to be appreciated. Potential for food handling, and many other uses. Built originally in mid 90s as a cheese factory. Well built with infloor heating, refrigeration room, and office space. Recently approved for manager/caretaker suite (which requires code renos if pursued). consists of 2 adjoining buildings: north side close to 4000 square feet, and South side close to 5000 square feet. 3 bathrooms, office area, lunchroom, storage areas, mezzanine, shipping receiving (but no dock). wide open, clear span spaces suitable for manufacturing, marketplace, etc. in-floor heating in majority of building. Metal clad. Town of Didsbury is very good to work with for various uses. If rents are eating up your bottom line, ownership may be the answer.



Built in 1996

## Essential Information

MLS® #	A2199228
Price	\$639,900
Bathrooms	0.00
Acres	0.42
Year Built	1996
Type	Commercial
Sub-Type	Warehouse
Status	Active

Community Information

Address	7 Co-op Road
Subdivision	NONE
City	Didsbury
County	Mountain View County
Province	Alberta
Postal Code	T0M 0W0

Amenities

Parking Spaces	12
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Interior

Heating	In Floor, Natural Gas, Electric
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Exterior

Lot Description	Low Maintenance Landscape
Roof	Metal
Construction	Metal Siding, Mixed
Foundation	Slab

Additional Information

Date Listed	March 4th, 2025
Days on Market	60
Zoning	I-1

Listing Details

Listing Office	TREC The Real Estate Company
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