

# \$450,000 - 172 150 Chippewa Road, Sherwood Park

MLS® #E4440093

**\$450,000**

0 Bedroom, 0.00 Bathroom,  
Office on 0.00 Acres

Broadmoor Centre, Sherwood Park, AB

Exceptional opportunity to acquire a leased commercial condo unit in the heart of Sherwood Park’s Broadmoor Centre. This 1,715 sq ft space is currently operating as a well-established massage studio with a long-term tenant in place, ensuring immediate and stable rental income.

Built in 2003

## Essential Information

MLS® #	E4440093
Price	\$450,000
Bathrooms	0.00
Acres	0.00
Year Built	2003
Type	Office
Status	Active

## Community Information

Address	172 150 Chippewa Road
Area	Sherwood Park
Subdivision	Broadmoor Centre
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 6A2

## Exterior



Exterior	Tilt-Up
Construction	Tilt-Up

**Additional Information**

Date Listed	June 3rd, 2025
Days on Market	13
Zoning	Zone 25

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Listing information last updated on June 16th, 2025 at 12:32pm MDT