

## **\$1,850,000 - 29 Goertz Avenue, Stony Plain**

MLS® #E4454154

**\$1,850,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

North Business Park, Stony Plain, AB

**\*HIGHWAY EXPOSURE\* SHOP FOR SALE!!**  
9,415 SQUARE FEET OF DEVELOPED SPACE, TWO 100 ft DRIVE THROUGH BAYS, FIVE-16X16 HUGE BAY DOORS, 18 FT CEILINGS, EXTRA LARGE PAVED & FENCED COMPOUND, 2,600 SQ FT OF HEATED & AIR CONDITIONED OFFICE SPACE (1,300 sq ft Main Floor & 1,300 sq ft Upper Level). THAT LEAVES 6,800 SQ FT OF WIDE OPEN SHOP SPACE ! ALL THIS AND LOW STONY PLAIN PROPERTY TAXES TO TOP IT OFF!! 1.08 Acre fully paved Lot with large open front yard & fenced rear compound. 2 story air conditioned office buildout with 3 bathrooms, Main level Retail / Showroom Space, offices, 2nd story Loft that is 80% finished. Water Suppression system, City water & septic system with low pressure municipal sewer, Radiant tube heating, natural gas make up air unit, 200 Amp 600 volt power, floor drains & security system. Newer industrial park with wide paved-well lighted street. Great mix of Businesses including the new Co-Op card lock truck stop. Great space & location, quick hwy access & great investment opportunity!!

Built in 2016

### **Essential Information**

MLS® #                      E4454154



|            |                 |
|------------|-----------------|
| Price      | \$1,850,000     |
| Bathrooms  | 0.00            |
| Acres      | 0.00            |
| Year Built | 2016            |
| Type       | Land Commercial |
| Status     | Active          |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 29 Goertz Avenue    |
| Area        | Stony Plain         |
| Subdivision | North Business Park |
| City        | Stony Plain         |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T7X 0H6             |

### Exterior

|              |                                      |
|--------------|--------------------------------------|
| Exterior     | Metal Clad, Brick, Wood Frame, Metal |
| Roof         | See Remarks                          |
| Construction | Metal Clad, Brick, Wood Frame, Metal |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 21st, 2025 |
| Days on Market | 27                |
| Zoning         | Zone 91           |

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Listing information last updated on September 17th, 2025 at 6:02pm MDT