

\$2,499,000 - 9319 81 Avenue, Clairmont

MLS® #A2235768

\$2,499,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

NONE, Clairmont, Alberta

INCREDIBLE OPPORTUNITY - 8819 SQFT OF SHOP AND OFFICE SPACE - RM-2 - 2 LOTS (2.87 AND 2.66 ACRES) TOTAL OF 6 ACRES FENCED, POWERED YARD SITE. 10 TON CRANE RECENT INSPECTION. 3.5 BAYS - 3 DRIVE THROUGH APPROX 100' FT BAYS WITH 16' DOORS. HOTSEY PRESSURE WASH PLUS AIR. POWER TO FENCE PARKING PLUS GATE. NEW FURNACE. ROUGHLY 4 OFFICES, RECEPTION PLUS LUNCH/BOARD ROOM. VACANT THIS AUGUST!!! PHENOMENAL OPPORTUNITY WELL UNDER REPLACEMENT VALUE !

Built in 2013

Essential Information

MLS® #	A2235768
Price	\$2,499,000
Bathrooms	0.00
Acres	0.00
Year Built	2013
Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address	9319 81 Avenue
Subdivision	NONE
City	Clairmont



County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 0W0

Additional Information

Date Listed	July 12th, 2025
Days on Market	121
Zoning	RM-2

Listing Details

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.