

\$14 - 10 & 20, 8028 Edgar Industrial Crescent, Red Deer

MLS® #A2269450

\$14

0 Bedroom, 0.00 Bathroom,
Commercial on 1.28 Acres

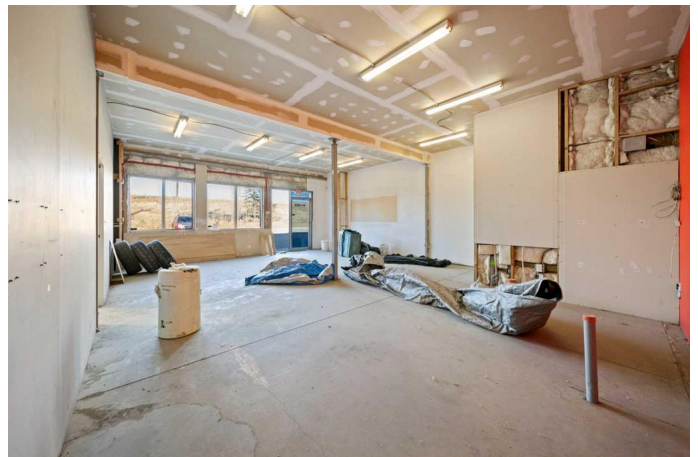
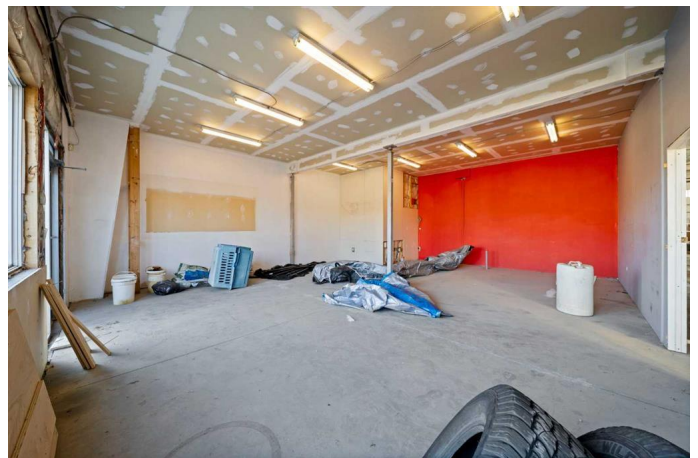
Edgar Indus. Pk., Red Deer, Alberta

Located in Edgar Industrial Park, this 10,718 SF building on 1.28 Acres is available for lease. The building is separated into two separate units but could be used as a one for a single user. Unit 10 is 5,359 SF and features an unfinished office/storage area and one washroom. The shop in this unit is 4,599 SF and includes (2) 14' x 16' overhead doors and a ± 720 SF storage mezzanine. Unit 20 is also 5,359 SF and features a developed office space including a reception area, one office, a staff lunchroom, and two washrooms - one of which is accessible from the shop. The shop is 4,568 SF with (2) 14' x 16' overhead doors and another ± 720 SF storage mezzanine. The yard is graveled and fully fenced and there is ample paved parking available on site. This is an excellent location with quick access to both Highway 2 (QEI) and Highway 11A. The property is also available for sale and while the sale is for the building as a whole, the units could potentially be leased separately. Additional Rent is \$3.70 per square foot for the 2025 budget year.

Built in 2006

Essential Information

MLS® #	A2269450
Price	\$14
Bathrooms	0.00
Acres	1.28



Year Built	2006
Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address	10 & 20, 8028 Edgar Industrial Crescent
Subdivision	Edgar Indus. Pk.
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4P 3R3

Additional Information

Date Listed	November 6th, 2025
Days on Market	3
Zoning	I-1

Listing Details

Listing Office	RE/MAX Commercial Properties
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