






EXCLUSIVE LISTINGS SUMMARY JANUARY 2025

INVESTMENTS

	PROPERTY	PRICE	SIZE	HIGHLIGHTS
New Listing! 	Awards Building 14225 - 115 Avenue NW, Edmonton, AB	\$2,125,000.00 View Brochure Scott Endres	16,670 sq ft on 0.49 acres ±	<ul style="list-style-type: none"> • Exceptional investment opportunity located on a corner lot • Excellent visibility on 115 Avenue NW with exposure to 142 Street NW • The building is well maintained and is leased with two stable, long-term tenants and multiple new leases
New Listing! 	142 Street Building 11440 142 St NW, Edmonton, AB	\$1,950,000.00 View Brochure Scott Endres	17,180 sq ft on 0.63 acres ±	<ul style="list-style-type: none"> • Multi-tenant commercial investment property, located on a highly visible lot at 142 St NW, with exposure to 115 Ave NW • Situated across from the TELUS World of Science, this prime location offers exceptional access • Well-maintained and fully leased to multiple long-term tenants
	Baseline Business Centre 33/35 Blackfoot Road, Sherwood Park, AB	\$2,525,000.00 View Brochure Scott Endres	17,777 sq ft on 1.38 acres ±	<ul style="list-style-type: none"> • Multi-tenant commercial investment opportunity in Broadmoor Business Park • Well-maintained and offers a diverse mix of retail and commercial service tenants • Easily accessible from Broadmoor Blvd and Baseline Road with quick access to the Anthony Henday
	Multi-Family Development Land In Fort Saskatchewan 8520 94 Street, Fort Saskatchewan, AB	\$4,800,000.00 View Brochure Tyler Weiman	3.43 acres ±	<ul style="list-style-type: none"> • Multi-family development parcel for sale in Fort Saskatchewan • 31 fully serviced lots ready for construction • Zoned RML (Low Density Multiple Residential) which allows for housing types including duplexes, townhomes and low rise apartment buildings
	RV Barn Land 51420 Range Road 223, Sherwood Park, AB	\$4,300,000.00 View Brochure Joel Wolski	15.86 acres ±	<ul style="list-style-type: none"> • Existing, licensed RV storage business • Property has the largest hip roof barn in Strathcona County, two quonsets with concrete floors and a shop • Fully fenced and gated with video surveillance



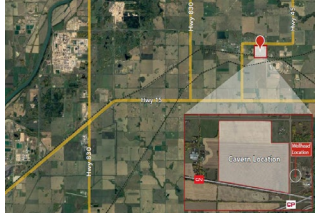
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SALE – INVESTMENT



Industrial Heartland Storage Cavern

Lamont County, AB

\$11,000,000.00

Please Contact

[View Brochure](#)

[Joel Wolski](#)

- Rare opportunity to purchase the mineral rights for a salt cavern in Alberta's Industrial Heartland
- Located minutes east of Bruderheim in Lamont County
- Close proximity to major infrastructure including pipelines, rail, utilities



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