






# EXCLUSIVE LISTINGS SUMMARY MARCH 2025

## INVESTMENTS

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



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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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