






# EXCLUSIVE LISTINGS SUMMARY

## JANUARY 2026

### INVESTMENTS

	PROPERTY	PRICE	SIZE	HIGHLIGHTS
<b>New Listing!</b>	<b>19,700 Sq Ft ± Church Space</b>	\$3,600,000.00	19,700 sq ft ±	<ul style="list-style-type: none"> <li>Fully functional Church</li> <li>In close proximity to Bonnie Doon Mall</li> <li>240 seat sanctuary</li> </ul>
	8405 83 Street NW, Edmonton, AB	<a href="#">View Brochure</a> <a href="#">Marcus Schwabe</a>		
	<b>Emerald Park North Investment Condo</b>	\$899,000.00	2,976 sq ft ±	<ul style="list-style-type: none"> <li>National Triple-A tenant with 10 year lease in place</li> <li>High-end buildout</li> <li>Rooftop patio</li> </ul>
	Units 200 & 210, 895 Pembina Road, Sherwood Park, AB	<a href="#">View Brochure</a> <a href="#">Scott Endres</a>		
	<b>Industrial Heartland Storage Cavern</b>	\$11,000,000.00	Please Contact	<ul style="list-style-type: none"> <li>Rare opportunity to purchase the mineral rights for a salt cavern in Alberta's Industrial Heartland</li> <li>Located minutes east of Bruderheim in Lamont County</li> <li>Close proximity to major infrastructure including pipelines, rail, utilities</li> </ul>
	Lamont County, AB	<a href="#">View Brochure</a> <a href="#">Joel Wolski</a>		
	<b>Baseline Business Centre</b>	\$2,525,000.00	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>
	33/35 Blackfoot Road, Sherwood Park, AB	<a href="#">View Brochure</a> <a href="#">Scott Endres</a>		
	<b>Office/ Warehouse</b>	\$3,100,000.00	14,144 sq ft ±	<ul style="list-style-type: none"> <li>Commercial investment property, with strong covenant</li> <li>Located on a corner lot with great visibility from 154 Street NW and 121A Avenue NW</li> <li>A detailed disclosure package is available upon signing a Confidentiality Agreement</li> </ul>
	12103 154 St NW, Edmonton, AB	<a href="#">View Brochure</a> <a href="#">Scott Endres</a>		



**ROYAL PARK**  
REALTY™

T 780.448.0800 F 780.426.3007  
#201, 9083 51 Avenue NW Edmonton, AB T6E 5X4

[royalparkrealty.com](http://royalparkrealty.com)