# \$2,750,000 - 15712 112 Avenue, Edmonton

MLS® #E4375562

### \$2,750,000

0 Bedroom, 0.00 Bathroom, Industrial on 0.00 Acres

Sheffield Industrial, Edmonton, AB

18,869 sq.ft. comprised of 14,128 sq.ft.± main floor and 4,741 sq.ft.± second floor office, for a total main building size of 18,869 sq.ft.±. 760 sq.ft.± storage building included in sale. Fenced and secured parking lot or storage area. Recessed dock loading and three 12' x 12' grade loading doors. Second Floor was extensively renovated in 2015 and includes reception, 5 offices, boardroom, large bullpen area, lunchroom and washrooms. Has easy access to 156 Street and Yellowhead Trail and close proximity to public transportation. 3 phase industrial power (to be confirmed by buyer). Ceiling height of 14' - 16' clear span.



#### **Essential Information**

MLS® # E4375562 Price \$2,750,000

Bathrooms 0.00 Acres 0.00 Year Built 1962

Type Industrial

Status Active

# **Community Information**

Address 15712 112 Avenue







Area Edmonton

Subdivision Sheffield Industrial

City Edmonton
County ALBERTA

Province AB

Postal Code T5M 2W1

## **Exterior**

Exterior Concrete
Construction Concrete

### **Additional Information**

Date Listed March 5th, 2024

Days on Market 590

Zoning Zone 40

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 16th, 2025 at 2:47pm MDT