

## \$2,180,000 - 191 Ordze Avenue, Sherwood Park

MLS® #E4438034

**\$2,180,000**

0 Bedroom, 0.00 Bathroom,  
Office on 0.00 Acres

Wye Commercial, Sherwood Park, AB

A Rare Opportunity to own a piece of the best retail and business area in Sherwood Park. 0.667 Acre at Ordze Ave off Wye Road and Sherwood Drive. Great visual exposure, and across from Earl's Restaurant! Multi-use, multi-tenant building with garage and basement. Fully leased with many long-term tenants. Beautifully maintained building on paved lot with double entrances, front and rear parking. Front with 13 stalls plus garage, breeze way, and 23 stalls in the back (fully leased). Excellent Holding Property with Great Potential for Future Development. Serious Inquires only.

Built in 1946

### Essential Information

MLS® #	E4438034
Price	\$2,180,000
Bathrooms	0.00
Acres	0.00
Year Built	1946
Type	Office
Status	Active

### Community Information

Address	191 Ordze Avenue
Area	Sherwood Park



Subdivision	Wye Commercial
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8B 1M6

### **Exterior**

Exterior	Wood Frame
Roof	Asphalt Shingles
Construction	Wood Frame

### **Additional Information**

Date Listed	May 20th, 2025
Days on Market	102
Zoning	Zone 25

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Listing information last updated on August 29th, 2025 at 11:47pm MDT