

\$550,000 - 19, 109 Stockton Point, Okotoks

MLS® #A2208795

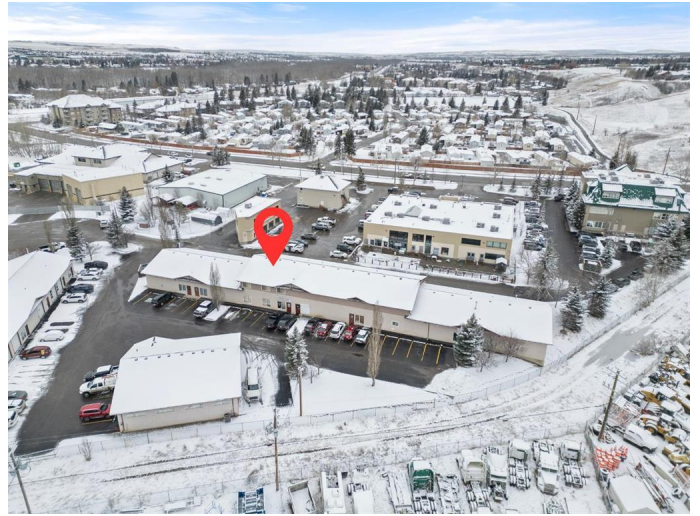
\$550,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Business Park, Okotoks, Alberta

Looking for a fabulous space to run your business? Look no further! This 2814 sq ft space has lots of room for your business. As you walk into the unit you are impressed by how much natural light there is. There is a large reception area (14'3" x 13') with built in desk and cupboards. On the main floor are 2 offices (10' x 9'8" and 12' x 14'4"), one of which has a wet bar and a half bath. There is a communal space on this floor (18 x 15'5") that has a wet bar area, a bar fridge and a dishwasher - perfect for a lunch room area! There is an accessible half bath. The huge bay area (31'x24'6") has a 2 story ceiling and an overheight garage door for deliveries. This space has LVP flooring and heated floors. There is also a back entrance with additional parking at the rear of the unit. Upstairs is a large meeting area (20'9" x 12'6") with balcony overlooking the bay area, this area features a kitchenette area (8'10" x 6'6") with lots of counterspace and cupboards. There is a boardroom area (12' 9x11' 6) with large window overlooking the front of the building. The 2 offices on this floor have tons of natural light and measure (13'2" x 15'1") and (12'2" x 12'4"). Completing this level is a 3 piece bathroom and an additional 11'4" x 3'5" storage area. This unit has lots of potential. Please book showings through a realtor do not disturb the business operating out of the unit.

Built in 2005



Essential Information

| | |
|------------|------------|
| MLS® # | A2208795 |
| Price | \$550,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Commercial |
| Sub-Type | Office |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 19, 109 Stockton Point |
| Subdivision | Business Park |
| City | Okotoks |
| County | Foothills County |
| Province | Alberta |
| Postal Code | T1S 2C3 |

Amenities

| | |
|----------------|----|
| Parking Spaces | 10 |
|----------------|----|

Interior

| | |
|---------|-----------------------------|
| Heating | Baseboard, Boiler, In Floor |
| Cooling | Central Air |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 8th, 2025 |
| Days on Market | 22 |
| Zoning | IBP |

Listing Details

| | |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.