

Industrial Properties For Sale

ESTEVAN, SK



Estevan Parcel #2

HIGHWAY NO. 39, R.M. OF ESTEVAN NO. 5, SK

Buildings and Land

Property consists of three shops on site and an office trailer attached to southeast located shop.

Land Size:	10 AC
Office Trailer:	480 SF
Paint Shop:	3,696 SF
Sandblasting Shop:	7,200 SF
Paint & Hydraulic Shop:	11,932 SF
Zoning:	Highway Commercial and Light Industrial
Sale Price:	\$5,200,000.00

Office Trailer

- Natural gas furnace ▪ Central air conditioning ▪ Carpet and linoleum flooring ▪ Wood frame with metal exterior ▪ Fluorescent lighting

Paint Shop

- Pole framed metal clad building ▪ In floor radiant heat ▪ One overhead door facing south & one facing north ▪ Cement flooring ▪ Hot water boiler ▪ Air ventilation system ▪ Ceiling fans ▪ Halogen lighting ▪ Built in 2006

Sandblasting Shop

- Pole framed metal clad building ▪ In floor radiant heat ▪ Four overhead doors ▪ Gravel and cement flooring ▪ Hot water boiler ▪ Air ventilation system ▪ Ceiling fans ▪ Halogen lighting ▪ Built in 2006

Paint & Hydraulic Shop

- Pole framed metal clad building ▪ In floor radiant heat ▪ Eight overhead doors, four facing north and four facing south ▪ Shop has three bays for painting and a fourth bay, on the west end, for hydraulic work ▪ Two hot water boiler ▪ Air ventilation system ▪ Ceiling fans ▪ Explosion proof halogen lighting ▪ Cement flooring ▪ Built in 2006



Estevan Parcel #3, 4, 5 & 6

521, 501,349, 200 6TH STREET, ESTEVAN, SK

Parcel #3

- Built in 2004 this property consists of steel frame shop and small office and previously used for fabricating metal parts ▪ Eight overhead doors facing south ▪ One overhead door facing west ▪ In floor radiant heat ▪ Two 10 tonne overhead cranes

Parcel #4

- This property consists of two industrial shops, a main floor office and mezzanine with 3 piece washroom, washer / dryer set up and kitchenette ▪ High efficient natural gas furnace and ceiling suspended radiant heat ▪ Two 2 tonne crane ▪ Built in 1987

Parcel #5

- Built in 2005 and 2006 this single storey property consists of a steel frame industrial shop and office area. Was previously used for metal fabricating parts ▪ Five (5) overhead doors facing south ▪ One (1) overhead door facing east ▪ One (1) overhead door facing west ▪ Two 5 tonne cranes ▪ Built in 2005 and 2006

Parcel #6

- This property is vacant land currently used as storage for rig materials ▪ Lot 16 & 17 ▪ Block 306 ▪ Plan 80R43931

Parcel #3 Sale Price \$1,800,000.00
Building Size: 10,000 SF
Land Size: 1.2 AC

Parcel #4 Sale Price \$1,200,000.00
Zoning: M1 (Light Industrial)

Parcel #5 Sale Price \$1,500,000.00
Building Size: 8,096 SF
Land Size: 1.04 AC

Parcel #6 Sale Price \$300,000.00
Land Size: 1.04 AC
Zoning: M1 (Light Industrial)

Total Sale Price: \$4,800,000.00

Maynards

SINCE 1902

AUCTIONS | LIQUIDATIONS | APPRAISALS

Contact:

Aaron Stewardson

604.675.2223

AStewardson@maynards.com

www.maynards.com