

## \$0 - 12946 148 Street, Edmonton

MLS® #E4442977

**\$0**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

Bonaventure Industrial, Edmonton, AB

Excellent lease opportunity. Combined office / warehouse space of 6606 sq ft . Front open space, approximately 1390sq ft, on main floor consists of reception area, office area, large boardroom with kitchen, 2 main floor washrooms. Mezzanine area, 1390 +/- sq ft, above office area, closed in, offers flexible use space & with separate washroom. Large warehouse, 24 ft ceiling, rear load leveling dock loading with 12x 12 overhead door, second dock loading with 8x 10 ft overhead door. Rear man door entrance Overhead heaters in warehouse area, force air furnace, A/C for offices. Great access to 149 street, St Albert Trail and Yellowhead Trail.

Built in 1980

### Essential Information

MLS® #	E4442977
Bathrooms	0.00
Acres	0.00
Year Built	1980
Type	Industrial
Status	Active

### Community Information

Address	12946 148 Street
Area	Edmonton



Subdivision	Bonaventure Industrial
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 2H8

### **Exterior**

Exterior	Block
Construction	Block

### **Additional Information**

Date Listed	June 17th, 2025
Days on Market	73
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 August 29th, 2025 at 1:17am MDT