

\$5,650,000 - 370 Falconer Crescent, Fort McMurray

MLS® #E4413393

\$5,650,000

0 Bedroom, 0.00 Bathroom,
Industrial on 0.00 Acres

Fort McMurray, Fort McMurray, AB

Receivership Sale. Sale of a unique industrial property prominently located at 370 Falconer Crescent, Fort McMurray, Alberta. The property provides an excellent opportunity for a portion of the asset to be occupied by a Owner/User while leasing the other side of a Tenant. Location: Sapræ Industrial Park, just east of the Fort McMurray International Airport with easy access to Highway 69 and 63
Functionality: Property can accommodate a variety of single or multiple industrial occupants given its design Site Coverage Ratio: At approximately 20% the fenced and graveled 1.5 acre± site is ideal for additional yard storage and equipment marshaling

Built in 2016

Essential Information

MLS® #	E4413393
Price	\$5,650,000
Bathrooms	0.00
Acres	0.00
Year Built	2016
Type	Industrial
Status	Active

Community Information

Address 370 Falconer Crescent



Area	Fort McMurray
Subdivision	Fort McMurray
City	Fort McMurray
County	ALBERTA
Province	AB
Postal Code	T9H 0B6

Exterior

Exterior	Metal, Mixed
Construction	Metal, Mixed

Additional Information

Date Listed	November 12th, 2024
Days on Market	144
Zoning	Zone 60

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 April 5th, 2025 at 2:32pm MDT