

## \$575,000 - 104 5505 Magasin Avenue, Beaumont

MLS® #E4393034

**\$575,000**

0 Bedroom, 0.00 Bathroom,  
Retail on 0.00 Acres

Chaleureuse Business Park, Beaumont, AB

Own or lease your own building today. 1948 sq ft main floor in Magasin Business Park. Each building has its own title within a bare land condo. Built to accommodate a variety of users such as medical, legal, retail, office or professionals. All wood frame construction, clear span, and framed for a 16' x 10' overhead door. Each building is individually serviced for utilities. Total of 30 parking stalls. High exposure from Hwy 625 & Magasin avenue.

Built in 2010

### Essential Information

MLS® #	E4393034
Price	\$575,000
Bathrooms	0.00
Acres	0.00
Year Built	2010
Type	Retail
Status	Active

### Community Information

Address	104 5505 Magasin Avenue
Area	Beaumont
Subdivision	Chaleureuse Business Park
City	Beaumont
County	ALBERTA



Province	AB
Postal Code	T4X 1V8

**Exterior**

Exterior	Wood Frame
Construction	Wood Frame

**Additional Information**

Date Listed	June 17th, 2024
Days on Market	384
Zoning	Zone 82

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Listing information last updated on July 6th, 2025 at 5:47pm MDT