

FOR SALE
BAY 1, 5021 PARKWOOD ROAD



LOCATION:
Blackfalds



SITE AREA:
1,844
Square Feet



ZONING:
C2 - Commercial
Central District



PRICE:
\$425,000.00

PRESENTED BY

CAM TOMALTY
403.350.0075
cam@remaxcprd.com

JEREMY MAKILA
403.373.7333
jeremy@remaxcprd.com

WWW.REDDEERCOMMERCIAL.COM

THE PROPERTY

BAY 1, 5021 PARKWOOD ROAD

BLACKFALDS COMMERCIAL UNIT

1,844 SF built out medical office space available for sale, located in the Town of Blackfalds. Just off of Highway 2A, this location offers excellent visibility and plenty of accessible parking.

The unit includes:

- **2 Waiting Rooms**
- **Private Reception Area with Built-in Desk**
- **3 Examination Rooms**
- **3 Office Spaces**
- **1 Procedure Room**
- **Separate Patient & Staff Washrooms**
- **Staff Kitchen / Break Room**
- **Ample Parking in the Front & Rear**
- **Back Door Access for Staff**
- **Large Windows in the Front of the Unit**

The unit is listed at \$425,000.00. Property Taxes were \$6,926.00 in 2025.



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REMAX
COMMERCIAL
PROPERTIES

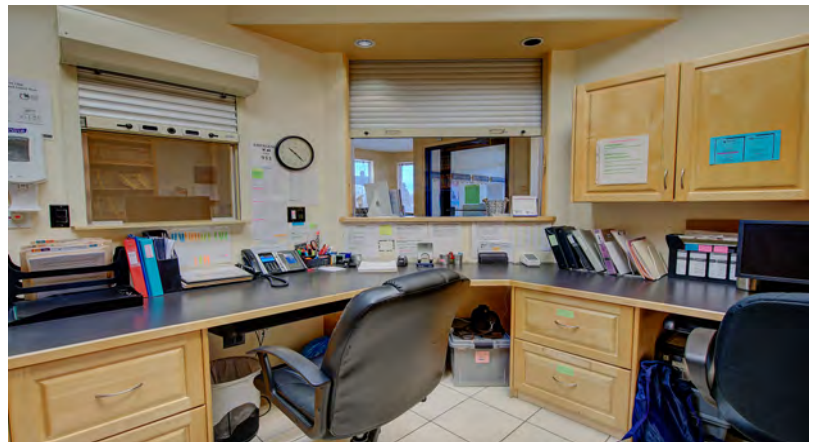
PROPERTY PHOTOS / DETAILS

PROPERTY DETAILS

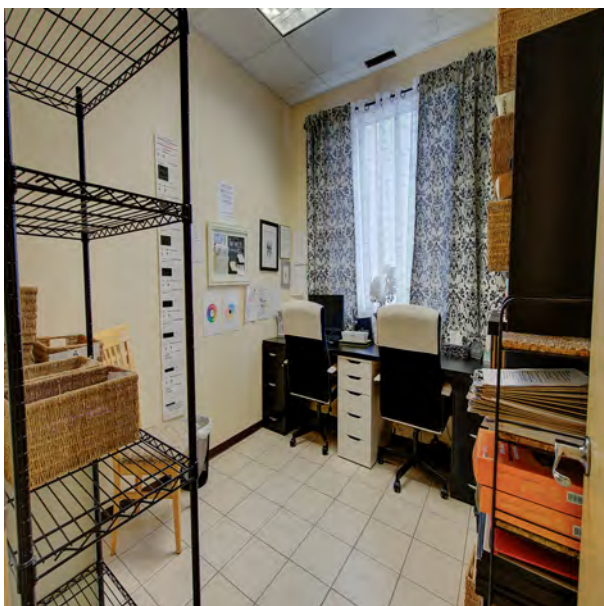
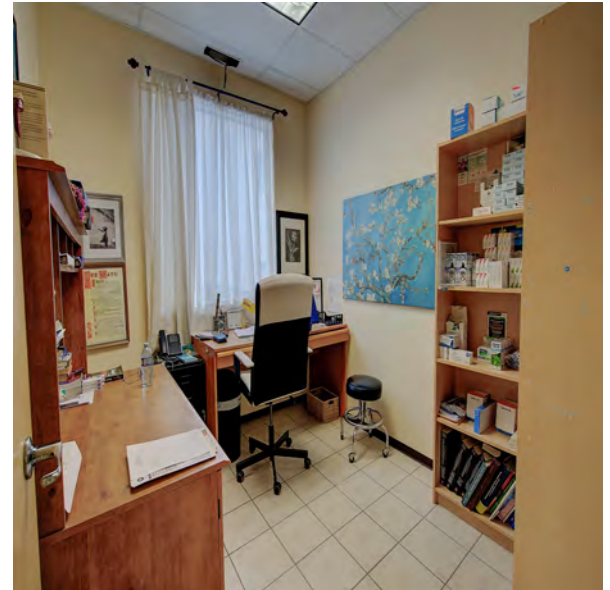
MUNICIPAL:	Bay 1, 5021 Parkwood Rd., Blackfalds
LEGAL LAND DESCRIPTION:	Condo Plan 0323864 Unit 2
TOTAL SIZE:	± 1,844 SF
ZONING:	C2 - Commercial Central District
YEAR BUILT:	2002
PARKING:	Shared common parking lot
SALE PRICE:	\$425,000.00
PROPERTY TAXES:	\$6,926.00 (2025)

** Buyer is responsible for GST

PROPERTY TOUR



PROPERTY FLOOR PLAN / MORE PHOTOS



MORE PHOTOS



CALGARY & RED DEER'S
ONLY EXCLUSIVE
RE/MAX COMMERCIAL BROKERAGE

LOCATION/MAP



YOUR RE/MAX COMMERCIAL TEAM

CAM TOMALTY
403 350 0075
cam@remaxcprd.com

JEREMY MAKILA
403 373 7333
jeremy@remaxcprd.com

ROWAN OMILON
Licensed Assistant
rowan@remaxcprd.com

RE/MAX
COMMERCIAL
PROPERTIES

RED DEER
#401, 4911 51 Street
Red Deer, AB T4N 6V4
403.986.7777
www.reddeercommercial.com