

# \$0 - 4907 1 Avenue, Edson

MLS® #E4365050

**\$0**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

Edson, Edson, AB



Free Net Rent Now Available! Potentially available by October 2025: two 1,250 sqft. adjacent units, featuring an Interbay double door, grade-level overhead doors, and man doors, with the option to combine into a single 2,500 sqft. space. Also coming available are 3,400 sqft. and 4,000 sqft. bay space that features overhead doors, washrooms, radiant tube heaters, and floor sumps. Call 587 635 1999 for details. BLDG INFO: One block asphalt access to major Hwy 16 - All Yard parking asphalt/ concrete - Extra yard space available - Bulk fuel access across the street - Large 16x16 ft powered Overhead Doors - Energy efficient, radiant heat and lighting - Up to 6 overhead doors - Office buildouts in place - Free mezzanine space - In floor sumps - Zoning: IB Industrial Business - Loading: Grade and Dock - 3 phase power plus 200 amp service - Ceiling height 20-22 ft clear - Pressure washer provisions - Utilities not included

Built in 2012

## Essential Information

MLS® #	E4365050
Bathrooms	0.00
Acres	0.00
Year Built	2012

Type	Industrial
Status	Active

### Community Information

Address	4907 1 Avenue
Area	Edson
Subdivision	Edson
City	Edson
County	ALBERTA
Province	AB
Postal Code	T7E 1B8

### Exterior

Exterior	Concrete
Construction	Concrete

### Additional Information

Date Listed	November 10th, 2023
Days on Market	647
Zoning	Zone 70

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 18th, 2025 at 6:47am MDT