$1,390,000 - 132 150 Chippewa Road, Sherwood Park

MLS® #E4455450

$1,390,000
0 Bedroom, 0.00 Bathroom,
Office on 0.00 Acres

Broadmoor Centre, Sherwood Park, AB

An exceptional opportunity to purchase a good quality, fully built out office space in the heart of Sherwood Park. This commercial condominium offers a prime location with C5 zoning and effortless access to both Baseline Road and Anthony Henday Drive. Spanning over 3500 sq. ft. across two levels, the property includes 8 generous offices, two boardrooms, reception area, three washrooms, kitchen, file room and storage. An additional 1400 sq. ft. is currently leased, providing income for the new owner. With twelve dedicated parking stalls conveniently located at the front entrance, accessibility is seamless for both staff and clients. Rarely does a property combine location, versatility, and investment appeal so completely. Whether for your own business or as part of a growing portfolio, this opportunity offers the best of both ownership and value.

Built in 1999

Essential Information

MLS® #	E4455450
Price	$1,390,000
Bathrooms	0.00
Acres	0.00
Year Built	1999
Type	Office

Status	Active

Community Information

Address	132 150 Chippewa Road
Area	Sherwood Park
Subdivision	Broadmoor Centre
City	Sherwood Park
County	ALBERTA
Province	AB
Postal Code	T8A 6A2

Exterior

Exterior	Brick, Concrete, Metal
Construction	Brick, Concrete, Metal

Additional Information

Date Listed	August 30th, 2025
Days on Market	10
Zoning	Zone 25