

\$0 - 9218 16x Highway, Wildwood

MLS® #E4450680

\$0

0 Bedroom, 0.00 Bathroom,
Industrial on 0.00 Acres

Wildwood_YELL, Wildwood, AB

Excellent opportunity to lease a freestanding 4,608 sq.ft. industrial building situated on a spacious 4.7-acre lot with direct exposure to Highway 16X in Wildwood, Alberta. This versatile drive-through shop features grade loading with four overhead doors (two 20'x16' and two 12'x16'), floor drains, 16 ft. clear ceiling height, radiant heating, and 225 amp, 600 volt, 3-phase power (to be confirmed by tenant). Built in 1979 and zoned CD (Commercial District), the property offers ample yard space for equipment or vehicle storage and easy access for large trucks. With convenient highway connectivity and flexible use potential, this site is ideal for logistics, service, or industrial operations. Available immediately at \$10,000/month or purchase. Rare to find a standalone industrial building with this much yard space and highway exposure—perfect for businesses looking to expand or relocate.

Built in 1979

Essential Information

MLS® #	E4450680
Bathrooms	0.00
Acres	0.00
Year Built	1979
Type	Industrial



Status Active

Community Information

Address 9218 16x Highway
Area Wildwood
Subdivision Wildwood_YELL
City Wildwood
County ALBERTA
Province AB
Postal Code T0E 2M0

Exterior

Exterior See Remarks
Construction See Remarks

Additional Information

Date Listed July 31st, 2025
Days on Market 47
Zoning Zone 70

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