

\$0 - 6908 104 Street, Edmonton

MLS® #E4441479

\$0

0 Bedroom, 0.00 Bathroom,
Industrial on 0.00 Acres

Allendale, Edmonton, AB

Former Mr. Lube with two drive-through bays, oil pit, and renovated office/reception area.

Located on high-traffic Calgary Trail with exposure to 23,200 vehicles per day. The fully paved and fenced lot includes a large basement with tall ceilings, asphalt surface, and space to fit approx. 30 vehicles. Excellent frontage with free use of a large pylon sign facing Calgary Trail. DC1 zoning allows for car sales, detailing, mechanic, tires, and more. Additional parking available on 69th Ave. Rent is \$5,900/month all-in, including common area costs. Ideal for auto-related businesses or flexible commercial use.

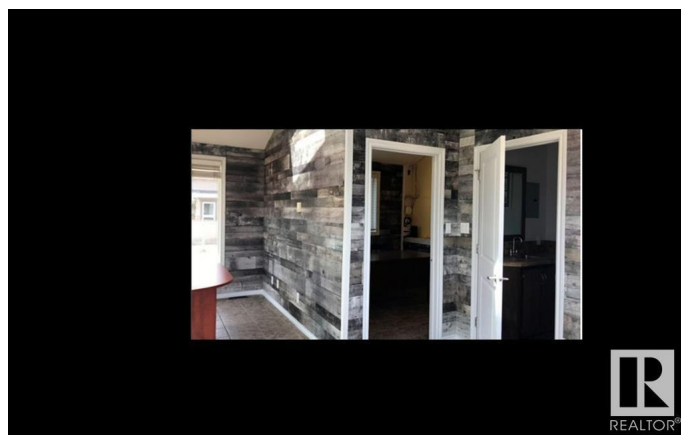
Built in 1976

Essential Information

MLS® #	E4441479
Bathrooms	0.00
Acres	0.00
Year Built	1976
Type	Industrial
Status	Active

Community Information

Address	6908 104 Street
Area	Edmonton
Subdivision	Allendale



City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 2L7

Exterior

Exterior	Concrete, Mixed, Other
Construction	Concrete, Mixed, Other

Additional Information

Date Listed	June 9th, 2025
Days on Market	27
Zoning	Zone 15

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 July 6th, 2025 at 12:32am MDT