

**2, 30 Griffin Industrial Point
Cochrane, Alberta**

MLS # A2276191

\$2,559 per month



Division: Industrial

Type: Mixed Use

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,706 sq.ft.

Zoning: I-G

Heating: Natural Gas

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: Public

Lot Size: -

Sewer: Public Sewer

Lot Feat: -

Inclusions: Infloor heat system

End unit with lots of options. Zoned General industrial, this bay could be used for Animal service/ Artist Studio/Automotive Service/Business Support Service/ Government service/ Industrial support services, Innovations Service/Rec facility/ Recreational Vehicle sales and service/ or Self Storage. There is 1064 sq ft of space on the main floor with infloor heat. Another 642 sq ft on the upper mezzanine. Would make a great electrician shop/ plumbing shop or other trades. Room for an office in the mezzanine. Door is 8 ft x 12 ft high. Space is available for February 01, 2026. Call for more details and to book a viewing.