

## **\$475,000 - 430 1115 St Albert, St. Albert**

MLS® #E4417980

**\$475,000**

0 Bedroom, 0.00 Bathroom,  
Retail on 0.00 Acres

Erin Ridge North, St. Albert, AB

Located in Erin Ridge Retail Plaza, this 1,023 sq. ft. retail space offers prime positioning within a shopping center along St. Albert Trail. Benefit from excellent exposure to an average of 40,226 vehicles daily, high-visibility signage opportunities, and convenient access to 227 parking stalls. Surrounded by an established tenant mix, including Cure MD, Erin Ridge Children's Academy, Wild Wing, Fast Fired by Carbone, Basha Donair, and Tandoori Fusion, this property is ideal for a wide range of uses under CC Corridor Commercial Zoning.

Built in 2020

### **Essential Information**

MLS® #	E4417980
Price	\$475,000
Bathrooms	0.00
Acres	0.00
Year Built	2020
Type	Retail
Status	Active

### **Community Information**

Address	430 1115 St Albert
Area	St. Albert
Subdivision	Erin Ridge North



City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7X6

### **Exterior**

Exterior	Mixed
Construction	Mixed

### **Additional Information**

Date Listed	January 14th, 2025
Days on Market	106
Zoning	Zone 24

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Listing information last updated on April 30th, 2025 at 11:02am MDT