

# \$350,000 - Lot C13, Manning

MLS® #A2170638

**\$350,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.33 Acres

NONE, Manning, Alberta

Looking for the perfect space to safeguard your aircraft, boats, or recreation vehicles? This well-built and durable 50' x 50' airplane hangar at the Manning Municipal Airport offers a robust metal frame structure with metal roof to protect your aircraft from all the elements. Situated on leased land, the hangar features a natural gas overhead heater, water, and sewer system. The two 14' high overhead doors open with a sliding center piece, providing easy, clear access to the front cement apron. Inside you'll find three windows on each side, five halogen lights, a two-piece bathroom, and ample storage with a tool chest and filing cabinet. It also includes a winch for plane access. Located parallel to the runway, this well-lit, fully equipped hangar offers everything you need for your aircraft's care and maintenance. Additional notes: Lot size: 1350 sq. m., Hanger: 50' x 50' Hanger door: 14' x 39', 2024 Property taxes - \$2840.00/yr, 2024 Land lease - \$1687.50/yr



Built in 1999

## Essential Information

MLS® #	A2170638
Price	\$350,000
Bathrooms	0.00
Acres	0.33

Year Built	1999
Type	Commercial
Sub-Type	Warehouse
Status	Active

### Community Information

Address	Lot C13
Subdivision	NONE
City	Manning
County	Northern Lights, County of
Province	Alberta
Postal Code	T0H 2M0

### Interior

Heating	Natural Gas, Overhead Heater(s)
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### Exterior

Roof	Metal
Construction	Metal Frame, Metal Siding

### Additional Information

Date Listed	October 4th, 2024
Days on Market	196
Zoning	AP

### Listing Details

Listing Office	Grassroots Realty Group Ltd.
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