



± 6,120 SQ FT AVAILABLE

FOR SALE

OFFICE | SINGLE TENANT OFFICE BUILDING

250 CARDINAL CRESCENT

SASKATOON



PROPERTY DETAILS

\$1,800,000.00

Asking Price

\$22,967.35

Property Tax (2025)

Arranged

Possession

District: Airport Industrial

Zoning: IL1 (*Light Industrial*)

Parcel #: 131621431

Site Size: 0.69 Acres

Building Area: ± 6,120 SF

Parking: Paved lot with thirty-eight (38) parking stalls

HIGHLIGHTS

- Single tenant suburban office building located in the Airport Industrial neighborhood along Robin Crescent
- Reception
- Eight (8) private offices
- Meeting room and Boardroom
- Two (2) Washrooms
- File/Print room, 2 storage/file rooms
- Staff room/Kitchenette



PROPERTY PHOTOS

FOR SALE | 250 Cardinal Cres, Saskatoon SK



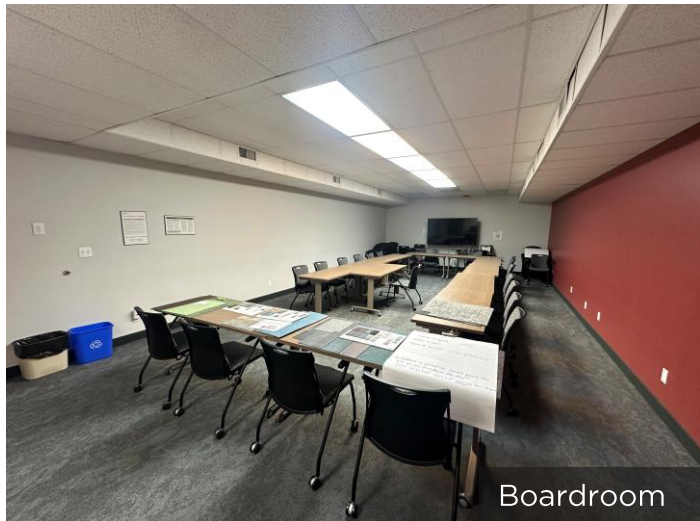
Reception



Private Office



Meeting Room



Boardroom



Staffroom/Kitchenette



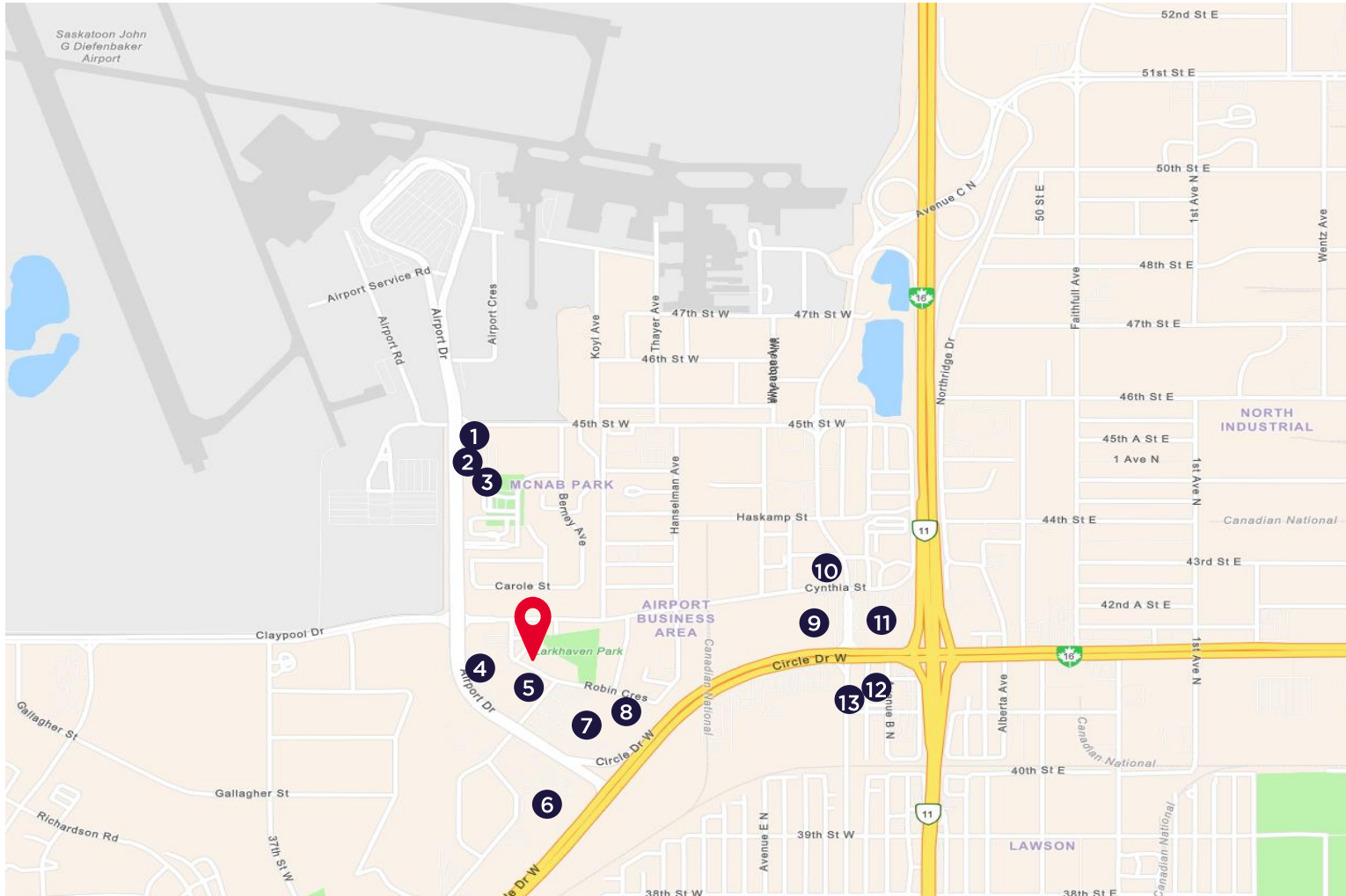
File/Print Room



NEIGHBOURHOOD PROFILE

AIRPORT INDUSTRIAL

FOR SALE | 250 Cardinal Cres, Saskatoon SK



1. Courtyard Saskatoon
2. Best Western Plus
3. Hampton Inn & Suites
4. Enterprise Rent-A-Car
5. Global Saskatoon
6. Leons Furniture
7. Saskatoon Inn & Conference Centre
8. Flaman Fitness Saskatoon
9. Denny's Restaurant
10. Wow Pizza
11. Red Zone Bar
12. Crazy Eggs Restaurant
13. RBC Royal Bank

- 13-minute drive to Downtown Saskatoon and 6-minute drive to the Saskatoon International Airport
- Access to Circle Drive West from Airport Drive
- Surrounding neighborhood is comprised by a mix of office, retail, and industrial users



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