

## \$0 - 14 Sioux Road, Sherwood Park

MLS® #E4458530

**\$0**

0 Bedroom, 0.00 Bathroom,  
Retail on 0.00 Acres

Broadmoor Centre, Sherwood Park, AB

• New mixed use development featuring high-exposure retail/office • Main floor shell spaces ready for tenant improvements • Units available from 1,249 Sq. Ft. - 5,509 Sq. Ft. • Oversized parking lot • Bold, colorful exterior facade • Opportunity for pylon and exterior signage • Proximity to Broadmoor Boulevard and frontage to Sioux Road servicing surrounding residential areas including Mills Haven, Westboro and Broadmoor Estates

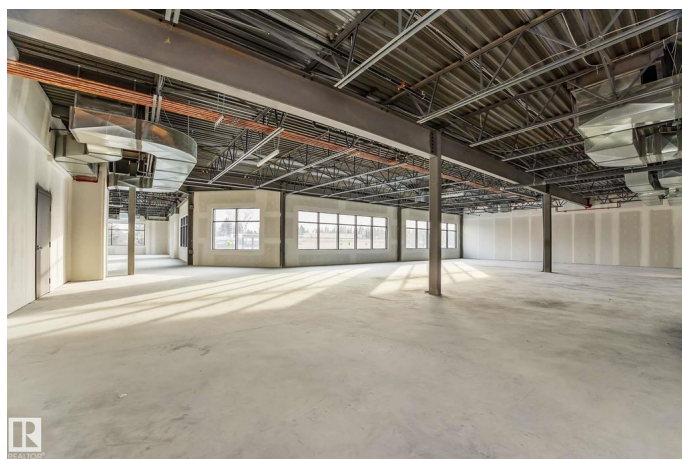
Built in 2020

### Essential Information

MLS® #	E4458530
Bathrooms	0.00
Acres	0.00
Year Built	2020
Type	Retail
Status	Active

### Community Information

Address	14 Sioux Road
Area	Sherwood Park
Subdivision	Broadmoor Centre
City	Sherwood Park
County	ALBERTA
Province	AB



Postal Code            T8A 4X1

**Exterior**

Exterior                Mixed

Construction          Mixed

**Additional Information**

Date Listed            September 18th, 2025

Days on Market       2

Zoning                 Zone 25

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Listing information last updated on September 20th, 2025 at 2:47pm MDT