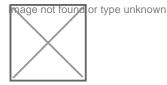




The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

11, 4801 51 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location Red Deer, Alberta Listing ID: 27524

MLS ID:

A2002966



- **△** CAMERON TOMALTY
- **(403)** 350-0075
- □ RE/MAX Commercial Properties
- **403-986-7777**
- 11, 4801 51 Avenue, Red Deer, Alberta T4N 4H2

Transaction Type

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Days On Market

Lease Amount

For Lease

1118

Subdivision

12.00

Lease Frequency Annually Zoning C-1

Downtown Red Deer

Building Type

C-1

Structure Type

Mixed Use

Year Built 1951

Retail

Property Type

Property Sub Type

Commercial

Retail

Legal Plan

Building Area (Sq. Ft.)

Building Area (Sq. M.)

Inclusions

1399.00

129.97

N/A

RestrictionsNone Known

Reports

Other Documents

Located in the heart of downtown Red Deer, this well maintained 1,399 SF end unit is perfect for retail or office use. The space is comprised of a wide-open area with built-in counter, 1 office, and an additional room. Common washrooms are accessible in the back. There are large windows in the front of the unit that provide lots of natural light. Pylon signage with exposure to 51 Avenue is available for \$55.00/month, plus GST. Parking on the property is for customers only, however there are several public parking facilities located nearby for tenants and staff. Additional Rent is estimated at \$8.84 for the 2025 budget year.

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