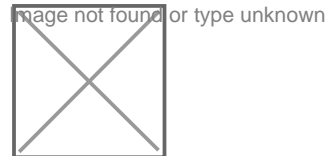


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

5113, 20 THOMLISON AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Red Deer, Alberta

Listing ID:
27560


MLS ID:
A2027755

\$25



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 5113, 20 Thomlison Avenue , Red Deer , Alberta T4P 3C7

Transaction Type For Lease	Days On Market 953	Lease Amount 25.00
Lease Frequency Annually	Zoning C-5	Subdivision Timber Ridge
Building Type Commercial Mix	Year Built 2018	Structure Type Mixed Use
Property Type Commercial	Property Sub Type Retail	Legal Plan 1623342
Building Area (Sq. Ft.) 1350.00	Building Area (Sq. M.) 125.42	Lot Size (Sq. Ft.) 282704
Lot Size (Acres) 6.49	Inclusions N/A	Restrictions None Known
Reports Other Documents		

Located in Timber Ridge's newest commercial development, Timberlands Station, this 1,350 SF main floor unit is in shell state and ready for tenant improvements. There are large windows on the front and back of the unit, offering plenty of natural light. Common washrooms are shared with other tenants of the main floor. Ample parking is available on-site for customers and staff. This plaza currently has five buildings in place, with the plan to construct three more. Businesses of the plaza include Tim Horton's, Pizza Hut, Fas Gas, Wendy's, and Pharmasave. Additional Rent is estimated at \$11.00 per square foot for the 2025 budget year.

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