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RESTAURANT FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Medicine Hat, Alberta



Listing ID:
28299


MLS ID:
A2148416

\$7,000



 **MATT TEEL**
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 **ROYAL LEPAGE COMMUNITY REALTY**
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 710 Gershaw Drive SW, Medicine Hat , Alberta T1A 5C8

Transaction Type For Lease	Title Fee Simple	Days On Market 414
Lease Amount 7000.00	Lease Frequency Monthly	Zoning MU
Subdivision SW Hill	Building Type Free-Standing	Year Built 1956
Structure Type Mixed Use	Property Type Commercial	Property Sub Type Mixed Use
Legal Plan 4349GS	Building Area (Sq. Ft.) 2650.00	Building Area (Sq. M.) 246.19
Foundation Poured Concrete,Slab	Cooling Central Air	Heating Forced Air,Natural Gas
Inclusions n/a	Restrictions None Known	Reports Floor Plans

Presenting an excellent opportunity to lease a 2,650 Sqft building strategically situated on the busy corner of Gershaw Drive & 7 St SW. Located on the SW Hill, this property offers a prime location for businesses looking to establish themselves in a high-traffic area. This building currently features a spacious patio, an expansive dining area, a comfortable sit-up bar, an open kitchen, and well-maintained washrooms. It can accommodate up to 114 patrons indoors and 42 on the patio, providing ample space for a thriving business. Additionally, there is a generous 25,375 square foot lot open for negotiation, perfect for your development aspirations. This versatile space can be tailored to suit a variety of business needs, making it an ideal choice for entrepreneurs seeking a prime location to start or expand their business. If you have been looking for a prime location building to start your business, this is the one! Lease a turn key business, building and land!!

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