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## 4818 A 62 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Stettler, Alberta



**Listing ID:**  
28583


**MLS ID:**  
A2162383

**\$11**



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 4818 A 62 Street , Stettler , Alberta T0C 2L0

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 300	<b>Lease Amount</b> 11.00
<b>Lease Frequency</b> Monthly	<b>Subdivision</b> Westgate	<b>Year Built</b> 2014
<b>Structure Type</b> Mixed Use	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Mixed Use
<b>Building Area (Sq. Ft.)</b> 5556.00	<b>Building Area (Sq. M.)</b> 516.16	<b>Inclusions</b> N/A
<b>Restrictions</b> None Known	<b>Reports</b> None	

This is an incredible opportunity to lease commercial space in a prime location, ideal for a retail business, restaurant, showroom, or an office. Right on Highway 12, the building has excellent traffic exposure with well over 14,000 VPD. Located on the west end of Stettler, the building is 5556 sq ft with a wide open area and high 16' ceilings, giving you the freedom to design for your specific needs. The space has full glass double doors, big windows, 2 bright, fully tiled bathrooms, A/C, and an overhead door. The upstairs has a lunch room and a large office area that can accommodate at least 2 desks. The exterior of this well-constructed building is done in stucco and stone. The lot has quick and convenient ground-level access and paved parking in front of the building. Your close neighbors include Stettler Dental, Co-op Gas Bar, Automotive Buy & Sell, Walmart, and Canadian Tire. Stettler's central location is a viable choice for companies looking to expand or start up new business opportunities and offers excellent highway connections. Stettler has a population of approx. 6000 residents and the County of Stettler has an additional 5300 people.

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