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UNIT A, 102 6 AVENUE SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Medicine Hat, Alberta

Listing ID:
28821


MLS ID:
A2173786

\$2,500



 **ADAM ANDREWS**

 AVISON YOUNG
 403-330-3338


Unit A, 102 6 Avenue SE, Medicine Hat , Alberta T1A 2S2

Transaction Type For Lease	Days On Market 318	Lease Amount 2500.00
Lease Frequency Monthly	Lease Term Negotiable	Zoning MU-D
Subdivision SE Hill	Building Type Commercial Mix,Retail	Year Built 1991
Structure Type Mixed Use	Property Type Commercial	Property Sub Type Mixed Use
Legal Plan 1491	Building Area (Sq. Ft.) 1388.00	Building Area (Sq. M.) 128.95
Inclusions None	Restrictions None Known	Reports None

Prime leasing opportunity in downtown Medicine Hat! Unit A offers 1,388 SF of flexible space in a highly visible stand-alone retail building, perfect for quick service restaurants, retail, medical, or health and wellness users. Located at the corner of 1st Street SE and 6th Avenue SE, this property provides excellent access with entry and exit points on both streets, along with traffic counts of 5,763 VPD+. Notable neighboring tenant Circle K adds to the appeal of this location. Ample on-site parking and prominent signage opportunities are available. Offered at \$2,500 per month plus operating costs and utilities.

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