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## 810 3 AVENUE S FOR SALE

Commercial Real Estate > Commercial Property for Sale





**Location**  
Lethbridge, Alberta



**Listing ID:**  
29266


**MLS ID:**  
A2193047

**\$849,000**



 **TARJINDER DHILLON**  
 (403) 870-0001

 Century 21 Bravo Realty  
 403-250-2882

 810 3 Avenue S, Lethbridge , Alberta T1J 0H7

**Transaction Type**

For Sale

**Days On Market**

206

**Zoning**

C-D

**Subdivision**

Downtown

**Year Built**

1987

**Structure Type**

Retail

**Property Type**

Commercial

**Property Sub Type**

Retail

**Legal Plan**

4353S

**Building Area (Sq. Ft.)**

3497.00

**Building Area (Sq. M.)**

324.88

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

None

Welcome to an exceptional investment opportunity nestled in the vibrant city of Lethbridge! This fully leased property boasts an ideal tenant mix, offering a blend that ensures steady returns on your investment. With ample parking and high exposure 78x120 lot, this property is perfectly positioned for success. Its coveted C-D zoning provides flexibility for various commercial endeavours, allowing you to explore a range of lucrative possibilities.

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