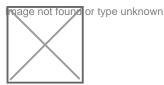


Sep 2, 2025, 2:36:46

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.

## **5F, 7611 49 AVENUE FOR LEASE**

Commercial Real Estate > Commercial Property for Lease



**Location** Red Deer, Alberta Listing ID: 29989

**MLS ID:** A2205507

\$9



- <sup>△</sup> BILL HOGG
- **(403) 872-3670**
- □ Century 21 Maximum
- **3** 587-272-0221
- 5F, 7611 49 Avenue, Red Deer, Alberta T4P 1M3

Transaction Type Days On Market Lease Amount

For Lease 157 9.00

Lease Frequency Zoning Subdivision

Annually I1 Northlands Industrial Park

Year BuiltStructure TypeProperty Type1977Mixed UseCommercial

Property Sub Type Legal Plan Building Area (Sq. Ft.)

Industrial 7621172 1001.00

Building Area (Sq. M.) Lot Size (Sq. Ft.) Lot Size (Acres)

93.00 159429 3.66

InclusionsRestrictionsReportsN/ANone KnownFloor Plans

A multi-tenant building in the Northland Industrial area. Unit located in the highly visible Truck Town building at the east end of 76 Street. Parking at the side of the building is paved with 1 loading door at grade level. Unit consists of an office area (approx. 12' x 14'), 1 washroom and the rest warehouse/open space suitable for storage, small shop or truck parking. One man-door and 1 overhead door. Current NNN is \$4.75 per sq. ft. per annum.

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