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305 FIRST STREET E FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Cochrane, Alberta



Listing ID:
30150

MLS ID:
A2210355

\$23



 **RUSS AUSTIN**
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 **CIR Realty**
 403-932-8888

 305 First Street E, Cochrane , Alberta T4C 1Z3

Transaction Type For Lease	Days On Market 81	Lease Amount 23.00
Lease Frequency Annually	Subdivision Downtown	Building Type Free-Standing, Office Building
Year Built 2000	Structure Type Office	Property Type Commercial
Property Sub Type Office	Building Area (Sq. Ft.) 1872.50	Building Area (Sq. M.) 173.96
Construction Type Wood Frame	Cooling Central Air	Heating Natural Gas
Inclusions None	Restrictions Landlord Approval	Reports Floor Plans, Incl. GST w/ Rebate to Builder

For Lease – Prime Stand-Alone Building in Downtown Cochrane Don't miss this unique opportunity to lease a stand-alone building in one of Cochrane's busiest and most visible locations – right on one of the town's four rail crossings. Offering 1,872 sq ft of versatile space, this well-located property features excellent parking, high foot and vehicle traffic, and fantastic visibility for signage and branding. Currently operating as an educational facility, the layout lends itself perfectly to a variety of professional uses – ideal for a medical office, wellness clinic, or other professional services. Flexible, very reasonable lease rates available for possession between July and October. Location, exposure, and accessibility – this spot has it all. picture your practice or business in the heart of downtown Cochrane.

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