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102, 5034 46 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Sylvan Lake, Alberta



Listing ID:
30394


MLS ID:
A2216804

\$16



 **BEN JAMES**
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 KIC Realty
 877-737-3236

 102, 5034 46 Street , Sylvan Lake , Alberta T4S1C3

Transaction Type For Lease	Days On Market 134	Lease Amount 16.00
Lease Frequency Monthly	Lease Term Negotiable	Zoning WDC
Subdivision Downtown	Building Type Commercial Mix,Retail,See Remarks,Street Level Storefront	Year Built 2008
Structure Type Low Rise (2-4 stories)	Property Type Commercial	Property Sub Type Retail
Building Area (Sq. Ft.) 1916.00	Building Area (Sq. M.) 178.00	Parking 2
Inclusions NA	Restrictions Landlord Approval	Reports Survey Plan

Prime Commercial Space Near Lakeshore Drive! This well-located property offers just over 1,900 sq. ft. of usable space, including four private rooms—each equipped with plumbing—making it ideal for health, beauty, or professional services. Situated just one block off Lakeshore Drive, this high-visibility location is surrounded by thriving businesses, including a bakery next door, restaurants, and a liquor store. Two dedicated parking stalls at the rear add convenience for staff or clients. Landlord may consider lease incentives based on terms. A great opportunity to establish your business in one of Sylvan Lake's most walkable commercial hubs!

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