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## 1, 4920 45 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Sylvan Lake, Alberta



**Listing ID:**  
30457

**MLS ID:**  
A2218452

**\$15.75**



 **JEREMY MARTINS**  
 (403) 357-3360

 KIC Realty  
 877-737-3236

 1, 4920 45 Avenue , Sylvan Lake , Alberta T4S 1J9

**Transaction Type**

For Lease

**Days On Market**

162

**Lease Amount**

15.75

**Lease Frequency**

Monthly

**Subdivision**

Palo

**Building Type**Mixed Use,Office Building,Retail,Street  
Level Storefront,Walk-up**Year Built**

2000

**Structure Type**

Low Rise (2-4 stories)

**Property Type**

Commercial

**Property Sub Type**

Mixed Use

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

1004.00

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

93.27

**Construction Type**

Stucco

**Access to Property**

Direct Access

**Inclusions**

nil

**Restrictions**

Landlord Approval

**Reports**

None

A fresh new exterior look on this 3 unit commerical building in a great location in Sylvan Lake!! Street level and located on the corner of 50th st. and 45th ave., this 3 office, 1004 sq.ft. unit is a great spot for a personal service type of business and/or office, it has been well kept and is move in ready! A washroom, and kitchen/staff room are also ready to go in the unit too. Signage facing 50th street is also available. Immediate possession possible! NNN \$6.50/sq.ft.

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