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## **124, 4402 52 AVENUE FOR LEASE**

Commercial Real Estate > Commercial Property for Lease



**Location**Lloydminster, Alberta

Listing ID: 31144

MLS ID: A2235334

\$12.50



**△** BRAD GILBERT

**(780)** 875-3343

☑ COLDWELL BANKER - CITY SIDE REALTY

**2** 780-875-3343

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124, 4402 52 Avenue , Lloydminster , Alberta T9V 0Y9

**Transaction Type** 

For Lease

**Days On Market** 

12.50

Lease Frequency

Annually

Zoning

Year Built

123

C2

NONE

**Building Type** 

Office Building

1987

Structure Type

**Lease Amount** 

Subdivision

Office

**Property Type** 

Commercial

**Property Sub Type** 

5867 C.L.

Legal Plan

Building Area (Sq. Ft.)

1135.00

Building Area (Sq. M.)

105.44

**Construction Type** 

Office

Wood Frame

Electric

Single Phase

Cooling Central Air Heating Varies by Unit

Inclusions

Lot Features

Near Shopping Center, Paved, Street

Lighting

**Access to Property** 

Back Alley Access, Major Shopping Nearby, Public, Strip Shopping Mall

N/A

Restrictions

Reports None Known None

Functional end unit lease space conveniently located in Plaza 44. Directly across the street from Lloyd mall shopping center with HWY 16 frontage. A bright reception area features separate room for file storage that would be perfectly suited for a dental clinic or doctors office. Water supply to office areas and abundant storage space as well. Book your showing today.

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