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## 70, 1313 30 STREET N FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Lethbridge, Alberta

**Listing ID:**  
31411

**MLS ID:**  
A2241564

**\$299,900**



 **ROBERT KINNIBURGH**  
 (403) 315-5154

 Bankers Commercial Real Estate  
 403-327-1133

 70, 1313 30 Street N, Lethbridge , Alberta T1H 5K9

<b>Transaction Type</b>	<b>Title</b>	<b>Days On Market</b>
For Sale	Fee Simple	210
<b>Zoning</b>	<b>Subdivision</b>	<b>Year Built</b>
DC	Churchill Industrial Park	2023
<b>Structure Type</b>	<b>Property Type</b>	<b>Property Sub Type</b>
Low Rise (2-4 stories)	Commercial	Mixed Use
<b>Legal Plan</b>	<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>
2311303	1200.00	111.48
<b>Inclusions</b>	<b>Restrictions</b>	<b>Reports</b>
N/A	Call Lister	Call Lister

Possibilities are endless! Mixed use 8-bay condo project. Steel frame construction with insulated wall panels for maximum efficiency. Ability to add 400 sq ft+- mezzanine if you need more space. High ceilings, and 12x14 OH door with opener. 2 pc bathroom. Hot and cold water taps. Excellent street visibility. Assigned secure yard storage of 23'x40' +- included.

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