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## 5019 50 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Lloydminster, Alberta



**Listing ID:**  
31705


**MLS ID:**  
A2248663

**\$12**



 **DAVID KADUN**

 LPT Realty  
 1-877-366-2213

 5019 50 Street , Lloydminster , Alberta T9V0L9

|                                      |                                           |                                         |
|--------------------------------------|-------------------------------------------|-----------------------------------------|
| <b>Transaction Type</b><br>For Lease | <b>Days On Market</b><br>42               | <b>Lease Amount</b><br>12.00            |
| <b>Lease Frequency</b><br>Annually   | <b>Subdivision</b><br>West Lloydminster   | <b>Building Type</b><br>Commercial Mix  |
| <b>Year Built</b><br>1975            | <b>Structure Type</b><br>Retail           | <b>Property Type</b><br>Commercial      |
| <b>Property Sub Type</b><br>Retail   | <b>Building Area (Sq. Ft.)</b><br>2220.00 | <b>Building Area (Sq. M.)</b><br>206.24 |
| <b>Inclusions</b><br>Sign Frame      | <b>Restrictions</b><br>None Known         | <b>Reports</b><br>None                  |

Bright, Versatile Storefront in the Heart of Downtown Lloydminster Discover 2,200 sq ft of adaptable space designed to fit your business vision. Located in a prime downtown spot, this lower-level unit welcomes clients with a modern glass-front entry and sunlit reception area, thanks to expansive street-facing windows. Inside, you'll find four flexible rooms—ideal for private offices, treatment spaces, or consultation suites—plus plenty of built-in storage to keep things organized. The open central area offers endless possibilities: create multiple workstations, host group sessions, or showcase your products in style. With in-unit plumbing, the space is ready-made for a salon, spa, medical clinic, or other professional services. Customers will love the easy access with front street parking, while your team benefits from dedicated parking at the rear. At just \$5/sq ft in Triple NETs, this is your chance to secure a high-visibility, turnkey location and bring your business plans to life.

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