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3126 2 AVENUE N FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationLethbridge, Alberta

Listing ID: 32068

MLS ID: A2254789

\$1,600



A MITCH HARTY

- **2** (403) 327-8001
- Lethbridge Real Estate.com
- **403-327-8001**
- 3126 2 Avenue N, Lethbridge , Alberta T1H0C6

Transaction Type

For Lease

Lease Frequency

Annually

Building Type Strip Mall

Property Type

Commercial

Building Area (Sq. Ft.)

2400.00

Lot Size (Acres)

6.67

Reports
Floor Plans

Days On Market

65

Zoning

I-G

Year Built 1980

Property Sub Type

Industrial

Building Area (Sq. M.)

222.97

Inclusions N/A **Lease Amount**

8.00

Subdivision

Anderson Industrial Park

Structure Type

Mixed Use

Legal Plan

7495HG

Lot Size (Sq. Ft.)

290736

Restrictions

None Known

Prime 2,400 sq ft commercial bay featuring an open-concept showroom at the front, ideal for retail or client-facing operations. Includes a storage mezzanine for efficient inventory management and a make-up air system for optimal ventilation and comfort. Versatile layout suitable for a variety of business uses. Great location with convenient access and ample parking.

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