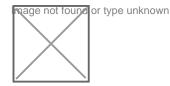


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **4813 49 AVENUE FOR SALE**

Commercial Real Estate > Commercial Property for Sale



Location

Lloydminster, Saskatchewan

Listing ID:

32295

MLS ID:

A2259469

\$409,900



**△** HARPREET CHRISTIE

**2** (780) 808-2700

□ RE/MAX OF LLOYDMINSTER

**2** 780-808-2700

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4813 49 Avenue, Lloydminster, Saskatchewan S9V 0L9

**Transaction Type** 

For Sale

Title

Fee Simple

**Days On Market** 

1

Zoning

Central Commercial

Subdivision

Central Business District

**Building Type** 

Mixed Use,Office Building,Retail,See

Remarks, Strip Mall

Year Built

1955

Structure Type

Mixed Use

Property Type

Commercial

**Property Sub Type** 

Retail

Legal Plan

101925312

Building Area (Sq. Ft.)

3927.00

Building Area (Sq. M.)

364.83

Lot Size (Sq. Ft.)

5920

Lot Size (Acres)

0.14

**Construction Type** 

Metal Frame

Roof

Flat.Tar/Gravel

Cooling Central Air

Heating

Overhead Heater(s), Forced Air, Natural

Gas

Lot Features

City Lot, Corner Lot, See Remarks, Street

Lighting

Inclusions

n/a

Restrictions
None Known

Reports

Property Disclosure

Nestled in the vibrant downtown of Lloydminster, this exceptional building at 4813 49 Avenue, Lloydminster, SK, is now available for sale and lease. Boasting over 3,000 square feet of versatile space, it includes ample storage and bathroom facilities and offers the perfect setting for your next business venture. This property provides a unique opportunity to establish or expand your business within a thriving community with plenty of room for growth and customization. Make your mark in Lloydminster with this prime location and take advantage of its potential.

**Disclaimer** - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's Terms of Use.

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