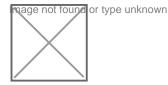


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5026 50 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationLloydminster, Alberta

Listing ID: 32318

MLS ID: A2257443

\$399,000



△ RYAN TOPLEY

2 (306) 825-3700

■ CENTURY 21 DRIVE

306-825-3700

5026 50 Street , Lloydminster , Alberta T9V 1P3

Transaction Type

For Sale

Subdivision

Central Business District

Structure Type

Retail

Legal Plan RN86(LXXXVI)

Lot Size (Sq. Ft.)

7405

Roof

Tar/Gravel

Lot Features

City Lot, Paved, Street Lighting

Reports None pe Days On Market

1

Building Type

Retail

Property Type Commercial

Building Area (Sq. Ft.)

10355.00

Lot Size (Acres)

0.17

Cooling

Central Air, Other

Inclusions

N/A

Zoning

C1

Year Built

1960

Property Sub Type

Retail

Building Area (Sq. M.)

962.00

Construction Type

Mixed

Heating

Boiler, Forced Air

Restrictions
None Known

This massive commercial building, situated in the heart of downtown Lloydminster, offers unmatched scale and versatility. Spanning across five city lots, including a substantial parking lot, the property offers both convenience and accessibility for customers and staff. The expansive layout is thoughtfully designed to accommodate multiple businesses under one roof, making it ideal for professional offices, retail, fitness, or service-based operations. With its downtown location, high visibility, and ample parking, this building is perfectly positioned to attract steady traffic and support long-term tenants. Opportunities of this size and in such a central location are rare in Lloydminster. Whether you're an investor seeking a high-profile income property or a business owner looking for room to grow, this property offers the flexibility and presence to make a statement.

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