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## 230, 3120 32 STREET S FOR LEASE



Commercial Real Estate > Commercial Property for Lease

**Location**  
Lethbridge, Alberta

**Listing ID:**  
32696

**MLS ID:**  
A2267875

**\$23**



 **JILLIAN CHAFFEE-DYKSLAG**  
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 Bankers Commercial Real Estate  
 403-327-1133

 230, 3120 32 Street S, Lethbridge , Alberta T1K 7B4

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 126	<b>Lease Amount</b> 23.00
<b>Lease Frequency</b> Annually	<b>Zoning</b> (C-H) Highway Commercial	<b>Subdivision</b> West Mayor Magrath Dr
<b>Building Type</b> Commercial Mix,Condo Complex	<b>Year Built</b> 2010	<b>Structure Type</b> Mixed Use
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Office	<b>Legal Plan</b> 1211460
<b>Building Area (Sq. Ft.)</b> 1404.00	<b>Building Area (Sq. M.)</b> 130.43	<b>Cooling</b> Central Air
<b>Heating</b> Central,Make-up Air	<b>Inclusions</b> None	<b>Restrictions</b> None Known
<b>Reports</b> None		

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Join a Class A professional building in the desirable neighborhood of Mayor Magrath Drive South. Updated and ready to move in. Custom millwork throughout. Ideal for medical practice, paramedical practice. Useable square footage is 1170 sf, rentable square footage is 1404 sf. Unit factors need to be confirmed.

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