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215-219 12B STREET N FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Lethbridge, Alberta



Listing ID:
33095

MLS ID:
A2273473

\$9



 **DOUG MERESKA**
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 **AVISON YOUNG**
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 215-219 12B Street N, Lethbridge , Alberta T1H 2K8

Transaction Type For Lease	Title Fee Simple	Days On Market 63
Lease Amount 9.00	Lease Frequency Annually	Zoning I-B
Subdivision Senator Buchanan	Building Type Commercial Mix	Structure Type Industrial
Property Type Commercial	Property Sub Type Industrial	Legal Plan 0511747
Building Area (Sq. Ft.) 7148.00	Building Area (Sq. M.) 664.07	Lot Size (Sq. Ft.) 28314
Lot Size (Acres) 0.65	Footprint (Sq. Ft.) 7148	Lot Features Back Lane,Paved
Commercial Amenities Boardroom,Lunchroom,Mezzanine	Access to Property Public	Inclusions None
Restrictions None Known	Reports Condo/Strata Bylaws,Title	

This well-maintained property features an open office and retail area in the front of the building, staff areas, and a large shop with mezzanine. The shop has new LED lights, one 14'x14' overhead door, and 16' ceilings, as well as five parking spots on the concrete pad in the rear of the property. With an excellent ratio of office to shop space, this unit is very flexible and can appeal to a variety of different commercial uses.

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