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4921/4925 50 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Lloydminster, Saskatchewan

Listing ID:
33229

MLS ID:
A2274732

\$399,000



 **NICOLE HARTY**
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 **RE/MAX OF LLOYDMINSTER**
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 **4921/4925 50 Street , Lloydminster , Saskatchewan S9V 0N1**

Transaction Type	Days On Market	Zoning
For Sale	65	C1
Subdivision	Building Type	Year Built
Central Business District	See Remarks	1988
Structure Type	Property Type	Property Sub Type
Office	Commercial	Office
Legal Plan	Building Area (Sq. Ft.)	Building Area (Sq. M.)
AQ 3856	3008.00	279.45
Lot Size (Sq. Ft.)	Lot Size (Acres)	Construction Type
2644	0.06	Brick,Concrete
Roof	Cooling	Heating
Flat	Central Air	Floor Furnace,Forced Air,Natural Gas
Access to Property	Inclusions	Restrictions
Major Shopping Nearby,Paved Road	Reception desk	None Known

Reports

Information Package

Discover a turnkey opportunity in the heart of downtown Lloydminster. This well-designed commercial building is currently outfitted for spa and wellness services, offering a functional layout that supports a wide range of business operations. The main level features a spacious reception/waiting area that creates an inviting first impression for clients. Each treatment room is equipped with its own sink, providing privacy, efficiency, and seamless workflow for estheticians, massage therapists, medical aesthetics, or professional service providers. Upstairs, you'll find a dedicated staff area as well as laundry hookups, making day-to-day operations smooth and convenient. With its central location, this building is ready to support your growing business or an investor seeking a highly versatile commercial asset. Highlights: Located in the heart of downtown Lloydminster. Turnkey layout designed for spa & wellness services. Multiple treatment rooms — each with its own sink. Large reception area ideal for client intake and retail displays. Upper-level staff space + laundry hookups. Zoned: C1 Suitable for spa, salon, medical aesthetics, professional offices, wellness services, and more. A rare opportunity to secure a thoughtfully built-out commercial space in a downtown location. Property is also available for lease see MLS A2274881.

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