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5027A 1 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Edson, Alberta



Listing ID:
33336


MLS ID:
A2275387

\$650



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 5027A 1 Avenue , Edson , Alberta T7E 1S9

Transaction Type For Lease	Days On Market 1	Lease Amount 650.00
Lease Frequency Monthly	Subdivision Edson	Year Built 1980
Structure Type Multi Unit	Property Type Commercial	Property Sub Type Mixed Use
Building Area (Sq. Ft.) 375.00	Building Area (Sq. M.) 34.84	Inclusions NONE
Restrictions None Known	Reports None	

Well-maintained multi-unit commercial building located in the heart of Edson's Central Business District. Current tenants include a gym, professional office, and furniture store, with three additional units available for lease. Built in 1980, the property features pile and grade beam construction, concrete floors, steel frame construction, and a newly upgraded roof (2025). The site offers concrete walkways, asphalt paving, ample on-site customer parking, and additional paved staff parking at the rear. Ideally positioned just half a block west of Edson's Main Street on 1st Avenue, providing excellent visibility, exposure, and accessibility. The available space was previously operated as a barber shop and includes an existing wash sink located in the common area, making it well suited for a barber or hair salon. This unit can also be easily adapted for a small office or other professional use.

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