

The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

2, 2010 STRACHAN ROAD SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Medicine Hat, Alberta

Listing ID:
33602

MLS ID:
A2279573

\$4,500



 **JEN BOYLE**
 (403) 458-3974

 **GRASSROOTS REALTY GROUP**
 587-777-7276

 2, 2010 Strachan Road SE, Medicine Hat, Alberta T1B 0M9

Transaction Type	Title	Days On Market
For Lease	Leasehold	1
Zoning	Subdivision	Building Type
C-R	Southland	Street Level Storefront
Year Built	Structure Type	Property Type
2010	Retail	Commercial
Property Sub Type	Legal Plan	Building Area (Sq. Ft.)
Retail	1110588	6256.00
Building Area (Sq. M.)	Footprint (Sq. Ft.)	Roof
581.20	4904	Metal
Foundation	Cooling	Heating
Slab	Central Air	Forced Air,Natural Gas
Access to Property		
Commercial Amenities	Accessible to Major Traffic Route,Direct Access,Major Shopping Nearby,On Major Traffic Route,Strip Shopping Mall	Inclusions
Mezzanine		N/A
Restrictions	Reports	
None Known	Condo/Strata Bylaws,Floor Plans	

Exciting lease opportunity in Medicine Hat's high-demand Southlands shopping area with excellent visibility and easy access to major highways. Approx. 5,000 sq. ft. of modern main-floor retail/professional space featuring polished concrete floors, tall ceilings, and bright lighting, plus a fully finished 1,421 sq. ft. mezzanine ideal for offices, storage, or additional workspace. Functional rear access includes grade-level loading doors and a long docking bay, along with a fenced garbage enclosure. Durable metal roof and stucco exterior, and ample on-site parking for customers and staff. Below-market rents—contact your real estate professional for lease details and a private tour.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.