

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.

## B, 646 SOUTH RAILWAY STREET SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Medicine Hat, Alberta

**Listing ID:**  
33666

**MLS ID:**  
A2279575

**\$800**



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

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

 **B, 646 South Railway Street SE, Medicine Hat , Alberta T1A 2V9**

<b>Transaction Type</b>	<b>Days On Market</b>	<b>Lease Amount</b>
For Lease	23	800.00
<b>Lease Frequency</b>	<b>Zoning</b>	<b>Subdivision</b>
Monthly	MU	River Flats
<b>Building Type</b>	<b>Year Built</b>	<b>Structure Type</b>
Mixed Use	1979	Retail
<b>Property Type</b>	<b>Property Sub Type</b>	<b>Legal Plan</b>
Commercial	Retail	1837F
<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>	<b>Cooling</b>
800.00	74.32	Central Air
<b>Heating</b>	<b>Lot Features</b>	<b>Inclusions</b>
Ceiling, Natural Gas	Near Public Transit, Near Shopping Center	N/A
<b>Restrictions</b>	<b>Reports</b>	
Lease Restriction	Floor Plans	

Looking for a smart, affordable space with unbeatable exposure? This 800 sq ft lease opportunity is perfectly positioned on one of the city's busiest streets—giving your business maximum visibility and constant drive-by traffic. Enjoy a private entrance that welcomes clients right into a bright, open main area—ideal for showcasing your business. Need a bit of privacy? There's a separate side room that's perfect for an office or storage. The space also features a newly updated washroom, adding a touch of comfort for you and your clients. With both off-street and on-street parking, visiting is always convenient—no hassle for your customers. Eye-catching signage options mean your brand will stand out and attract attention all day long. Best of all, the lease is budget-friendly and the space is easy to maintain, so you can focus on growing your business instead of worrying about overhead. If you're ready for a high-impact location without the high cost, this compact space could be your perfect fit. Book your showing today!

**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.