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## BAY 1, 21 BEJU INDUSTRIAL DRIVE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Sylvan Lake, Alberta

**Listing ID:**  
33977

**MLS ID:**  
A2285708

**\$25**



 **STEPHAN TRUDEL**  
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 403-887-2286

 Bay 1, 21 Beju Industrial Drive , Sylvan Lake , Alberta T4S 2K7

<b>Transaction Type</b>	<b>Title</b>	<b>Days On Market</b>
For Lease	Leasehold	2
<b>Zoning</b>	<b>Subdivision</b>	<b>Building Type</b>
CH	Beju Industrial Park	Commercial Mix
<b>Year Built</b>	<b>Structure Type</b>	<b>Property Type</b>
2010	Mixed Use	Commercial
<b>Property Sub Type</b>	<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>
Mixed Use	3917.00	363.90
<b>Inclusions</b>	<b>Restrictions</b>	<b>Reports</b>
N/A	Non-Smoking Building	Aerial Photos, Site Plans

An amazing opportunity now available for lease. Freshly renovated turn key restaurant located along Hwy 20 in Sylvan Lake, AB near Canadian Tire. Take advantage of the high traffic flow with thousands of vehicles driving by daily. This bright, inviting, and well appointed restaurant seats 108 inside and up to 16 on the outdoor patio. Currently operating as a breakfast / lunch eatery. The successful new tenant will be permitted to change the restaurant name, modify operating hours, interior decor, and menu if required. This is a turn key lease with a minimum required security deposit. Basic rent is based on \$25.00 per square foot plus \$6.00 per sqft for additonal rent.

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