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## 202, 578 3 STREET SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease




**Location**  
Medicine Hat, Alberta



**Listing ID:**  
33986


**MLS ID:**  
A2285369

**\$1,700**



 **JUSTIN TAUPERT**  
 (403) 548-4724

 **EXP REALTY**  
 403-262-7653

 202, 578 3 Street SE, Medicine Hat , Alberta T1A8E6

**Transaction Type**

For Lease

**Days On Market**

2

**Zoning**

MU-D

**Subdivision**

SE Hill

**Year Built**

1970

**Structure Type**

Low Rise (2-4 stories)

**Property Type**

Commercial

**Property Sub Type**

Office

**Legal Plan**

1491

**Building Area (Sq. Ft.)**

1243.00

**Building Area (Sq. M.)**

115.48

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

Floor Plans

Position your business in the heart of downtown in the prestigious Royal Bank Building. This 1,243 SQ FT office space offers a highly visible and accessible location, ideal for a variety of professional uses. The space features a functional layout with a welcoming reception area, five private offices, and large windows that provide excellent natural light throughout. Convenient elevator access ensures easy entry for both clients and staff. One of the standout features is the ample on-site customer parking — a rare and valuable amenity in a downtown setting. This secure space in a well maintained building is offered at \$1,700/month + GST & electrical, and is ready for immediate possession.

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