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4902 51 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Stettler, Alberta



Listing ID:
23467


MLS ID:
A2099070

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 4902 51 Avenue , Stettler , Alberta T0C 2L2

Transaction Type For Lease	Days On Market 133	Lease Amount 10.00
Lease Frequency Annually	Subdivision Downtown East	Building Type Sports and Recreation
Year Built 2007	Structure Type Retail	Property Type Commercial
Property Sub Type Retail	Legal Plan 0024291	Building Area (Sq. Ft.) 6000.00
Building Area (Sq. M.) 557.41	Lot Size (Sq. Ft.) 14310	Lot Size (Acres) 0.33
Footprint (Sq. Ft.) 6000	Inclusions N/A	Restrictions None Known
Reports None		

This commercial lease opportunity comes with excellent highway exposure. The building is in a prime location right on Highway 56, on the north side of Stettler. It was constructed in 2007 and is 6000 sq/ft with an additional 747 sq/ft mezzanine which has an office at one end. The ground level is a wide-open space with high ceilings, A/C, 2 overhead doors on the front side, bright lighting, large front window, and glass front doors to let in plenty of light. There are 3 more offices, 2 bathrooms, a laundry room with shower, and a change room with another shower. The exterior is constructed in easy-to-maintain siding and stone accents. This property has ample room for customers with front and side parking. Your close neighbors include an auto supply store, the Heartland Plaza businesses which are anchored by a bank, a lawyer, flower shop, and home building center, and excellent main street shopping is just half a block away. Stettler's central location is a viable choice for companies looking to expand or start up new business opportunities and offers excellent highway connections. Stettler has a population of approx. 6000 residents and the County of Stettler has an additional 5300 people.

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