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## BAY 6 & 7, 4946, 53 AVENUE AVENUE FOR LEASE



Commercial Real Estate > Commercial Property for Lease



**Location**  
Red Deer, Alberta



**Listing ID:**  
31497


**MLS ID:**  
A2243400

**\$11.50**



 **WARREN MARSHALL**  
 (403) 350-0229

 Sundance Realty & Management Inc.  
 403-227-1999

 Bay 6 & 7, 4946, 53 Avenue Avenue , Red Deer , Alberta T4N5J9

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 218	<b>Lease Amount</b> 11.50
<b>Lease Frequency</b> Annually	<b>Zoning</b> DC - Direct Control Distr	<b>Subdivision</b> NONE
<b>Building Type</b> Retail, Shopping Centre, Strip Mall	<b>Year Built</b> 1959	<b>Structure Type</b> Retail
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Retail	<b>Building Area (Sq. Ft.)</b> 2400.00
<b>Building Area (Sq. M.)</b> 222.97	<b>Cooling</b> Full	<b>Inclusions</b> N/A
<b>Restrictions</b> None Known	<b>Reports</b> Call Lister	

Great Opportunity to lease an Air-Conditioned, MOVE-IN READY retail space. This property is Shadow-Anchored by SUPERSTORE with neighboring tenants including, Your Wedding Place, Red Deer Bingo, and Dollarama. This space is extremely versatile and should be seen in person to appreciate. This space comes with 2 bathrooms, 1 Office, and a large versatile retail space. Basic rent starting at \$11.50/sqft + Common Area Costs. Common Area Costs are estimated at \$5.51/sqft for 2025.

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