

# \$2,100 - Bay B, 5702 50 Avenue, Lloydminster

MLS® #A2089159

**\$2,100**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

North Lloydminster, Lloydminster, Alberta

Owner will be updating this unit and will reno to suit! Excellent location! This 1,500 sq. ft. unit is right adjacent to Highway 17 so youâ€™ve got excellent visibility for your business. This property is set up with offices and 2 washrooms. Thereâ€™s a 12â€™ x 12â€™ overhead door into the shop. As a bonus it also has an upper mezzanine. Thereâ€™s ample parking as well. So if you need a high traffic location to give your business great exposure then this is it! Lease rate of \$2,100 @ month (+GST) tenant pays for power, internet and phone. Landlord pays heat, water, snow, taxes and general building insurance.

Built in 1987

## Essential Information

MLS® #	A2089159
Price	\$2,100
Bathrooms	0.00
Acres	0.00
Year Built	1987
Type	Commercial
Sub-Type	Mixed Use
Status	Active

## Community Information

Address	Bay B, 5702 50 Avenue
Subdivision	North Lloydminster



City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V 0X6

### **Additional Information**

Date Listed	October 23rd, 2023
Days on Market	561

### **Listing Details**

Listing Office	CENTURY 21 DRIVE
----------------	------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. 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.