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1A, 7836 49 Avenue Red Deer, Alberta

N/A

MLS # A2231028



\$7 per sq.ft.

Division: Northlands Industrial Park Mixed Use Type: **Bus. Type:** Sale/Lease: For Lease Bldg. Name: -Bus. Name: Size: 1,721 sq.ft. Zoning:

Addl. Cost: **Heating:** Baseboard Floors: **Based on Year:** Roof: **Utilities: Exterior:** Parking: Water: Lot Size: Sewer: Lot Feat: Inclusions:

Air Conditioned Upstairs Office Unit located in the main building of a 2 building property in the Northland Industrial area with easy access from Gaetz/50th Avenue. With open reception area, shared workspace, 2 offices and a boardroom! Staff kitchen and 2 piece washroom complete the space. Total space is 1,721.1 square feet. Current NNN is \$5.00 per sq. ft. per annum for 2025. Property Taxes included in

NNN. Tenant is responsible for metered utilities (Electricity and Natural Gas).