



**GRASSROOTS**  
REALTY GROUP

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116, 4402 52 Avenue  
Lloydminster, Alberta

MLS # A2235230



**\$13 per sq.ft.**

**Division:** West Lloydminster

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** Plaza 44

**Bus. Name:** -

**Size:** 1,300 sq.ft.

**Zoning:** C2

**Heating:** Other

**Floors:** -

**Roof:** -

**Exterior:** Wood Frame

**Water:** -

**Sewer:** -

**Inclusions:** n/a

**Addl. Cost:** -

**Based on Year:** -

**Utilities:** -

**Parking:** -

**Lot Size:** -

**Lot Feat:** -

Convenient HWY 16 frontage office in highly visible Plaza 44. This updated lease space includes reception area, four offices and storage. Ready to move in! Perfect for professional services such as Lawyers, Accountants or Doctors.