



GRASSROOTS
REALTY GROUP

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1, 6310 50th Avenue
Lloydminster, Alberta

MLS # A2254042



\$7 per sq.ft.

Division: Glen E. Neilsen Industrial Park

Type: Industrial

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,814 sq.ft.

Zoning: I1

Heating: Overhead Heater(s), Floor Furnace, Forced Air, Natural Gas

Addl. Cost: -

Floors: -

Based on Year: -

Roof: Asphalt/Gravel

Utilities: -

Exterior: Concrete, Metal Frame, Mixed

Parking: -

Water: Public

Lot Size: -

Sewer: Public Sewer

Lot Feat: Level, See Remarks

Inclusions: n/a

Located in Glen E. Nielsen Industrial Park, Lloydminster, AB. Looking for small business warehouse /office space? Bay with mezzanine area and small front office area. Rear OH access (10'x12') door. Bay dimensions are 25'x44'. Zoning is I1. \$7.50/sq. ft plus \$2/sq.ft Common Costs (NNN).