



**GRASSROOTS**  
REALTY GROUP

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3, 4929 50 Street  
Red Deer, Alberta

MLS # A2271333



**\$900 per month**

**Division:** Downtown Red Deer

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** Towne Centra Mall

**Bus. Name:** -

**Size:** 722 sq.ft.

**Zoning:** C1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** Flat Torch Membrane

**Utilities:** -

**Exterior:** Concrete

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Great exposure along 50th Avenue, across from the Ross Street Patio which has many popular shops and restaurants with summertime outside seating and often live music. It's also around the corner from the Little Gaetz area which hosts summertime markets every week. This 722 sq ft space is conveniently located on the main level and was recently operated as a hair salon. It includes a reception area near the front, a separate room with water access, and a small sectioned-off area also equipped with water hookups. The building provides shared washroom facilities. The building offers common washrooms. Monthly rents are all inclusive with no other expenses and there are no long term commitment required. There are other spaces available in the building of varying sizes.