



**GRASSROOTS**  
REALTY GROUP

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911 3 Avenue S  
Lethbridge, Alberta

MLS # A2285310



**\$445,000**

Division: Upper Eastside

Type: Retail

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 2,424 sq.ft.

Zoning: C-G

Heating: Forced Air, Natural Gas

Floors: -

Roof: -

Exterior: Concrete

Water: -

Sewer: -

Inclusions: N/A

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: 0.07 Acre

Lot Feat: -

Retail space available at 911 3 Avenue South offering high visibility and excellent traffic exposure. Located in a strong commercial area with easy access and a wide range of permitted uses, making it an ideal location for many types of businesses.