



**GRASSROOTS**  
REALTY GROUP

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10, 3307 Dunmore Road SE  
Medicine Hat, Alberta

MLS # A2292619



**\$14 per sq.ft.**

<b>Division:</b>	Ross Glen
<b>Type:</b>	Retail
<b>Bus. Type:</b>	-
<b>Sale/Lease:</b>	For Lease
<b>Bldg. Name:</b>	Ross Glen Business Park
<b>Bus. Name:</b>	-
<b>Size:</b>	1,000 sq.ft.
<b>Zoning:</b>	MU

<b>Heating:</b>	-	<b>Addl. Cost:</b>	-
<b>Floors:</b>	-	<b>Based on Year:</b>	-
<b>Roof:</b>	-	<b>Utilities:</b>	-
<b>Exterior:</b>	-	<b>Parking:</b>	-
<b>Water:</b>	-	<b>Lot Size:</b>	-
<b>Sewer:</b>	-	<b>Lot Feat:</b>	-
<b>Inclusions:</b>	NA		

Looking for a well located , affordable retail space in a busy plaza? Bay 10 offers 1,000 square feet of main floor space plus additional 400 square feet (more or less) of mezzanine space. Rent is not charged on the mezzanine space. Offered at \$14.00 per sq.ft. per annum with escalation, plus estimated occupancy costs of \$8.75 per sq.ft. per annum for a minimum three year term and separately metered utilities . A space on pylon is available for an additional monthly fee. Current user is retail sales.