

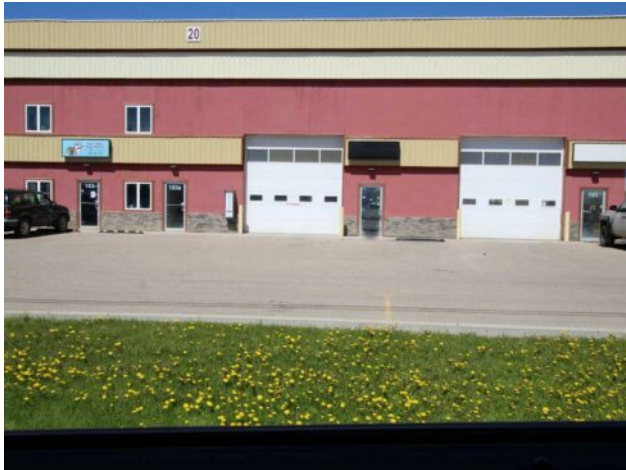


GRASSROOTS
REALTY GROUP

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102, 20 Cuendet Industrial Way
Sylvan Lake, Alberta

MLS # A2146551



\$2,100 per month

Division: Beju Industrial Park

Type: Industrial

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 2,400 sq.ft.

Zoning: I1

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: n/a

LOCATION LOCATION, easy access to Highway 20 - this bay offers 2400 sq ft of main floor work space, front and rear 14ft overhead doors also upper mezzanine with 1024 sq ft, including reception area, office and washroom. Lease is \$2100/month plus triple net. Outside you will find an abundance of gated, shared parking. Landlord will remove all leasehold improvements if required. Your business will love it here.