

1A, 7836 49 Avenue
Red Deer, Alberta

MLS # A2231028



\$7 per sq.ft.

Division:	Northlands Industrial Park
Type:	Mixed Use
Bus. Type:	-
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,721 sq.ft.
Zoning:	I1
Addl. Cost:	-
Based on Year:	-
Utilities:	-
Parking:	-
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard
Floors:	-
Roof:	-
Exterior:	-
Water:	-
Sewer:	-
Inclusions:	N/A

Air Conditioned Upstairs Office Unit located in the main building of a 2 building property in the Northland Industrial area with easy access from Gaetz/50th Avenue. With open reception area, shared workspace, 2 offices and a boardroom! Staff kitchen and 2 piece washroom complete the space. Total space is 1,721.1 square feet. Current NNN is \$5.00 per sq. ft. per annum for 2025. Property Taxes included in NNN. Tenant is responsible for metered utilities (Electricity and Natural Gas).