

846 16 Street SW
Medicine Hat, Alberta

MLS # A2238334



\$7 per sq.ft.

Division: South West Industrial

Type: Industrial

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 4,500 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: N/A

Industrial space for lease at 846 16 Street SW, Medicine Hat, in the SW Industrial area. This 4,500 sq ft unit features two large bay doors, three office spaces, two washrooms, and a furnace room. Ideally located just off the Trans-Canada Highway, offering excellent accessibility. Perfect for showroom, office, or warehouse use. This is an escalating gross lease. *Tenant responsible for 1/2 of overage Property Taxes and Insurance from base year 2025 (or lease commenced) plus utilities.*