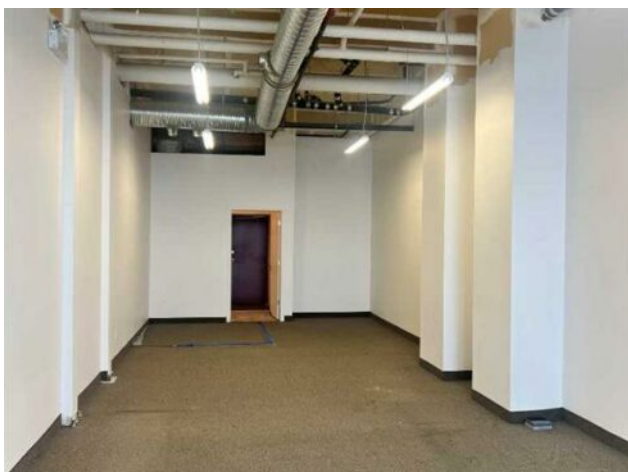


105, 1010 Railway Street
Crossfield, Alberta

MLS # A2274049



\$15 per sq.ft.

| | |
|-------------|--------------|
| Division: | NONE |
| Type: | Retail |
| Bus. Type: | - |
| Sale/Lease: | For Lease |
| Bldg. Name: | - |
| Bus. Name: | - |
| Size: | 1,480 sq.ft. |
| Zoning: | CBD |

| | | | |
|-------------|-------------------------|----------------|-----------|
| Heating: | Forced Air, Natural Gas | Addl. Cost: | - |
| Floors: | - | Based on Year: | - |
| Roof: | - | Utilities: | - |
| Exterior: | - | Parking: | - |
| Water: | - | Lot Size: | 0.03 Acre |
| Sewer: | - | Lot Feat: | - |
| Inclusions: | N/A | | |

Don't miss this fantastic opportunity to lease this nearly 1,480 sq ft retail condo bay in a prime downtown Crossfield location—just 20 minutes from Calgary. This versatile property offers exceptional potential with two separate, fully finished spaces, each featuring its own 2-piece bathroom for added convenience. Both units provide a long, rectangular layout with bathrooms located at the rear, complete with drywall finishing and carpeted flooring. The complex is anchored by well-established businesses including a liquor store, Pharmacy, Dental, pet Store etc. Ensuring strong visibility and steady foot traffic. A great spot to set up your new or existing business.