

# \$3,900 - 3434a 50 Avenue, Red Deer

MLS® #A2196246

**\$3,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

South Hill, Red Deer, Alberta

Exceptionally well kept main floor retail space available for sub-lease on the top of Red Deer's South Hill. This 1,944 SF unit features a wide-open retail space with a built-in front counter, four change rooms, a coffee counter, one washroom, and a storage room/office in the back with a sink. There are also two rear exits. The frontage is all windows which brings in plenty of natural light. The unit has been renovated over the last few years including fresh paint, new flooring, and a new alarm system. Ample parking is available for staff and clients. The \$3,900.00 gross lease rate includes Additional Rent and Pylon Signage only and does not include the cost of all utilities.

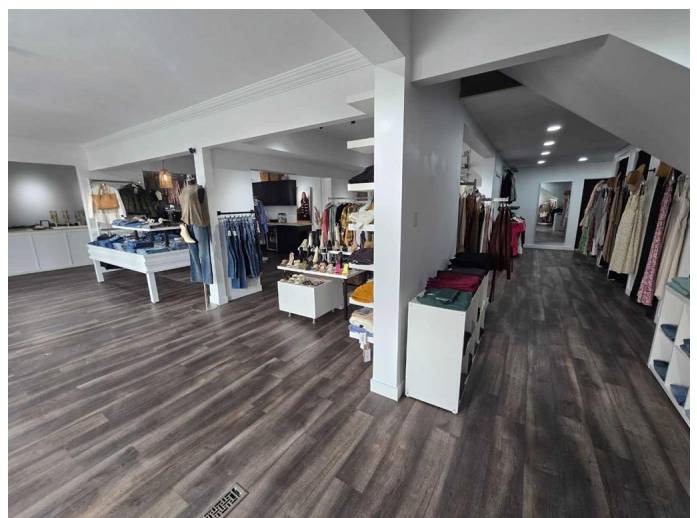
Built in 1993

## Essential Information

MLS® #	A2196246
Price	\$3,900
Bathrooms	0.00
Acres	0.00
Year Built	1993
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address 3434a 50 Avenue



Subdivision	South Hill
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 3Y4

### **Additional Information**

Date Listed	February 21st, 2025
Days on Market	68
Zoning	C4

### **Listing Details**

Listing Office	RE/MAX Commercial Properties
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