

# \$4,000 - 9, 3295 Dunmore Road Se, Medicine Hat

MLS® #A2264774

**\$4,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Ross Glen, Medicine Hat, Alberta

Amazing SUBLEASE opportunity to get started in a commercial space at a terrific rate for the remaining lease term so you can get up and running! This space comprises 3,000 square foot plus 1,200 square feet of mezzanine space and has high visibility across from the Medicine Hat Mall. Daily estimated traffic count along Dunmore Road is 15,880 vehicles per day. Offered at a gross monthly sublease rent of \$4,000.00 plus GST and separately metered utilities. This sublease expires September 30, 2026 and is subject to the Head Landlord's approval.

Built in 1996

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2264774   |
| Price      | \$4,000    |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1996       |
| Type       | Commercial |
| Sub-Type   | Mixed Use  |
| Status     | Active     |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 9, 3295 Dunmore Road Se |
| Subdivision | Ross Glen               |
| City        | Medicine Hat            |
| County      | Medicine Hat            |



|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T1B3R2  |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 12th, 2025 |
| Days on Market | 4                  |
| Zoning         | MU                 |

### **Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | TMV PROPERTY GROUP LTD. |
|----------------|-------------------------|

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