

Retail Storefront for Sale

406 13 Street N Lethbridge, AB T1H 2S2



PROPERTY *Information*

LINC: 0019266121
Zoning: C-G (General Commercial)
Legal Info: LAN 406R BLOCK 147 LOT 14

Prime retail opportunity with excellent storefront exposure on highly trafficked 13 Street North in Lethbridge. This versatile space offers both street front and rear alley access, along with convenient customer and staff parking.

The building footprint measures $\pm 2,500$ sq. ft. with a full basement and sits on 3,126 sq. ft. (0.072 acres) of land in Lethbridge North. Ideally situated near major amenities including Tim Hortons, Centre Village and Westminster Mall, Scotia Bank, Growers Direct Florist, and No Frills Grocery, this location ensures steady foot and vehicle traffic.

Bob Sheddy
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403.324.2222

CENTURY 21.
Masters

200, 2974 Main Street SE
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COMMERCIAL



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