

FOR LEASE

#103, 5008 47 AVENUE

LLOYDMINSTER, SK S9V 1M7



Deb Kent Fleck
Realtor®

MUSGRAVE AGENCIES

1202 - 50 AVE

LLOYDMINSTER, AB T9V 0Y1

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ROYAL LEPAGE



| LOCATION | LEGAL DESCRIPTION | PRICE |
|-------------------|-------------------|------------------|
| EAST LLOYDMINSTER | OFFICE BUILDING | \$600/ MO |
| MIXED USE | YEAR BUILT: 1980 | SQUARE FEET: 440 |

- Affordable office space on main level
- Space consists of two office's and a coffee area
- Perfect for first time business owner or for someone that wants an inclusive place to rent.
- Parking available, as well as extra street parking
- Bathroom is shared with neighboring tenant
- Bright east facing windows
- Ready for immediate occupancy

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