

FOR LEASE

±1,435 Sq. Ft.

2 Units

LIZOTTE
AND ASSOCIATES REAL ESTATE INC



5000 – 50 Street, Beaumont, AB

SECOND FLOOR OFFICE/RETAIL SPACE

Property Highlights

- Private entrance, balcony
- Well-appointed finishes
- Washer and dryer in place for salon, spa, various other users
- Centrally located in a highly walkable area
- Medium rise development currently underway behind the site adding to density in the immediate area



780.488.0888



www.lizotterealestate.com



#1200, 10117 Jasper Avenue
Edmonton, AB T5J 1W8



No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing condition, imposed by our principals.

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Property Information

Municipal Address: 5000 - 50 Street, Beaumont, AB

Legal Address: Qtr/Sec/Twn/Rng/Mer SE-34-50-24-4

Size: Unit 5002A ±1,438 Sq. Ft.

Unit 5004A ±1,435 Sq. Ft.

Zoning: TCMU

Parking: Scramble Parking

Possession: Immediate/negotiable

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Lease Rate: \$11.00/Sq. Ft.

Op Costs: \$9.68/Sq. Ft.

Contact

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