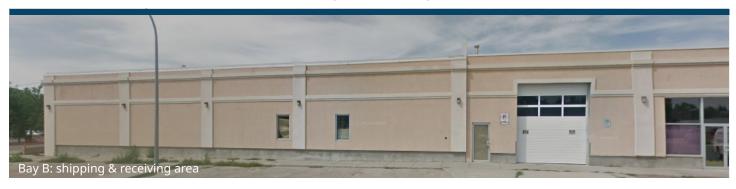


# FOR LEASE

### 907 2ND AVENUE SOUTH, LETHBRIDGE, ALBERTA

SITE DETAILS







8,571 sq. ft. Office/Retail space for lease with 12,000 sq. ft. basement perfect for storage. Great store front, visibility, and exposure. Paved customer parking and loading dock street appeal.

### 5,771 SF Main Floor

excellent retail/office location on high traffic street, store front with great visibility & exposure. Paved customer parking and loading dock street appeal.

### 2,800 SF Main Floor

with shipping and receiving. Visibility, access and loading.

### 12,000 Sq. ft. (Basement)

with 9 ft. ceiling, fluorescent lighting, offices, freight elevator to main floor, washrooms, two exit/ entrance (stairs).



## FOR LEASE

### 907 2ND AVENUE SOUTH, LETHBRIDGE, ALBERTA

#### **SITE DETAILS**



Bay B: 119B Stafford Dr. S. 2800 sq. ft. shipping & receiving area



Other side of Bay B: 119B Stafford Dr. S. 2800 sq. ft. shipping & receiving area

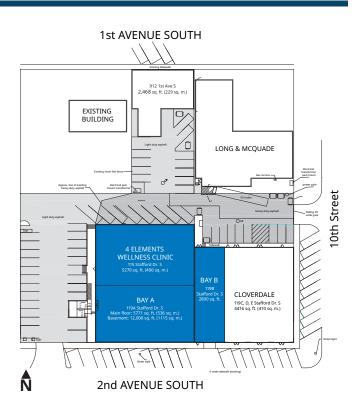


Basement: 12,000 sq. ft. located underneath Bay A & main floor

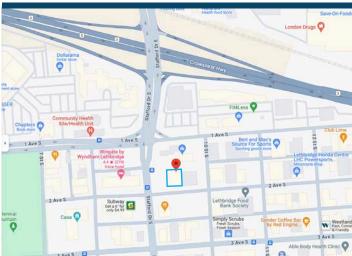


Basement: 12,000 sq. ft. located underneath Bay A & main floor

### **OVERALL SITE PLAN**



#### SITE LOCATION



FOR MORE INFORMATION OR TO VIEW, PLEASE CALL

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