

# \$1,750,777 - 4810 62 Avenue, Lloydminster

MLS® #A2126498

**\$1,750,777**

0 Bedroom, 0.00 Bathroom,  
Commercial on 1.82 Acres

Hill Industrial, Lloydminster, Alberta

20000 square feet of lease space fully occupied! The leaseable space is all full which makes this one easy to own. Front parking is paved, easy access off 62 Avenue which also gives the tenants lots of exposure to traffic going by daily. Some long-term tenants are in place, and lease rates are available upon request so don't wait to check this one out and add to your investment portfolio!

Built in 1978

## Essential Information

MLS® #	A2126498
Price	\$1,750,777
Bathrooms	0.00
Acres	1.82
Year Built	1978
Type	Commercial
Sub-Type	Industrial
Status	Active

## Community Information

Address	4810 62 Avenue
Subdivision	Hill Industrial
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V2E9

## Interior



Heating	Overhead Heater(s), Forced Air, Hot Water, Natural Gas, Varies by Unit
Cooling	None

**Exterior**

Roof	Asphalt/Gravel
Construction	Metal Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	April 27th, 2024
Days on Market	353
Zoning	I2

**Listing Details**

Listing Office	CENTURY 21 DRIVE
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