# \$12 - 4813 49 Avenue, Lloydminster

MLS® #A2205517

#### \$12

0 Bedroom, 0.00 Bathroom, Commercial on 0.14 Acres

Central Business District, Lloydminster, Saskatchewan

Prime leasing opportunity in the heart of Lloydminster's vibrant downtown! This exceptional building at 4813 49 Avenue, Lloydminster, SK, offers over 3,000 square feet of versatile space, perfect for your next business venture. With ample storage, bathroom facilities, and room for customization, this space is designed to suit your needs. Situated in a growing community, this location provides endless potential for business expansion. Don't miss out on establishing your presence in this thriving area!





Built in 1955

## **Essential Information**

MLS® #	A2205517
Price	\$12
Bathrooms	0.00
Acres	0.14
Year Built	1955
Туре	Commercial
Sub-Type	Retail
Status	Active



### **Community Information**

Address	4813 49 Avenue
Subdivision	Central Business District
City	Lloydminster

County Province Postal Code	Lloydminster Saskatchewan S9V 0L9	
Interior		
Heating Cooling	Forced Air, Natural Gas, Overhead Heater(s) Central Air	
Exterior		
Lot Description Roof Construction	City Lot, Corner Lot, See Remarks, Street Lighting Tar/Gravel, Flat Metal Frame	
Additional Information		
Date Listed	March 27th, 2025	

Days on Market31ZoningC1

## **Listing Details**

Listing Office RE/MAX OF LLOYDMINSTER

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.