



4809 and 4811 49 Avenue , Lloydminster, Saskatchewan - \$279,000



Main Photo

Property Description

Opportunity presents! Invest in a well maintained 4,557 square foot commercial building on 49th Avenue, in downtown Lloydminster. This property provides an income generating investment with two, existing modified-gross leases (to 2026/2027) with excellent and established tenant profiles. Financial information will only be provided with a signed confidentiality agreement. Please do not visit these businesses with intention to view their spaces without a confirmed appointment with a Realtor, please provide plenty of notice for viewings as showings will only to be arranged during regular business hours when the timing is convenient for the tenants (ie. morning/mid-afternoon). Make your move!

REALTOR Referral





REALTOR®

Mobile: N/A

Email: N/A

Website: <https://www.real-estate-homes.ca/>

Courtesy Of: COLDWELL BANKER - CITY SIDE REALTY



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