

Retail Unit for Lease

1121D & 1131C South Railway Avenue Drumheller, AB T0J 0Y0

COMMERCIAL



PROPERTY *Information*

LINC: 0036515643 / 0036515668
Zoning: ED (Employment District)
Legal Info: Unit 1121D – Roll# 08010579, 1510175;2;23
Unit 1131C – Roll# 08010585, 1510175;2;24

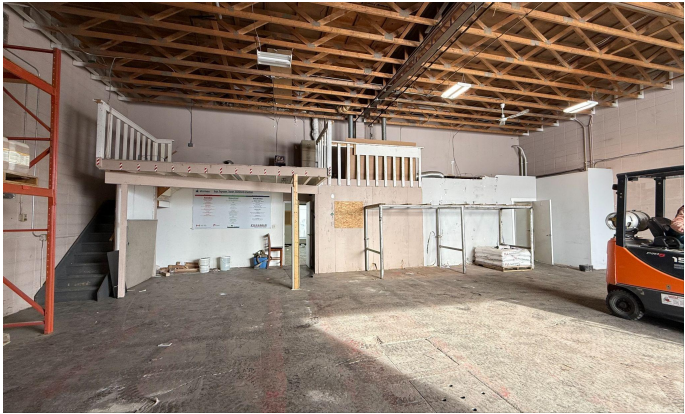
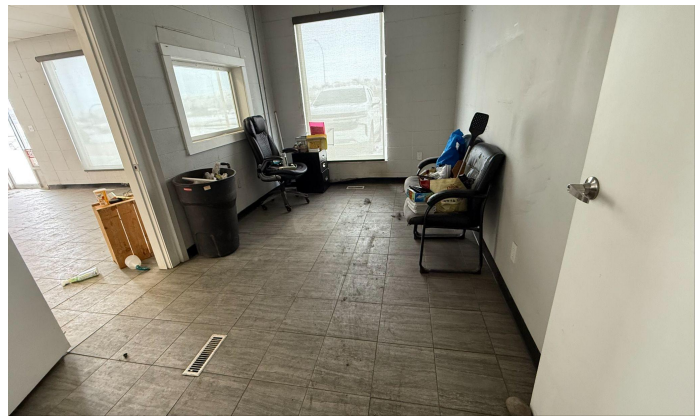
Two Adjacent Units for lease - approx 1650 SQ FT each bay or rent both bays 3300 sq ft. Rent per unit is \$1200, both units for \$2400, plus utilities (power gas water, and GST) Tax is \$828 (2024) per unit. The lease rate will escalate over the term. One overhead door x 2 mandooors (North side and South Side). Zoning: ED (EMPLOYMENT DISTRICT).

Please refer to Drumheller's Land Use Bylaws for more details.
<https://www.drumheller.ca/public/download/files/246635>

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CENTURY 21.
Masters

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