

\$1,100,000 - 1254 3 Avenue S, Lethbridge

MLS® #A2193744

\$1,100,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.23 Acres

NONE, Lethbridge, Alberta

This 10,452 SF property has desirable frontage on 3rd Avenue South. It offers a flexible floor plan including a mix of offices, larger open-concept rooms, a kitchen, storage, and washrooms. The space can accommodate an office, retail, or service-based user.

Built in 1963

Essential Information

MLS® #	A2193744
Price	\$1,100,000
Bathrooms	0.00
Acres	0.23
Year Built	1963
Type	Commercial
Sub-Type	Office
Status	Active

Community Information

Address	1254 3 Avenue S
Subdivision	NONE
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 0J9

Amenities

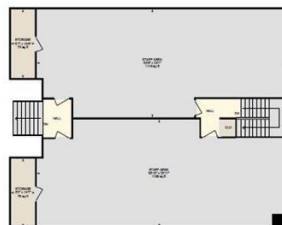
Parking Spaces	10
----------------	----

Additional Information



MAIN FLOOR

Leads to split-level



SPLIT-LEVEL AREA



Date Listed	February 10th, 2025
Days on Market	130
Zoning	C-G

Listing Details

Listing Office	AVISON YOUNG
----------------	--------------

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.