



GREAT RETAIL SPACE

6842 50 AVENUE
RED DEER, ALBERTA

BUILDING DETAILS



Zoning

C-4 Commercial



Parking

Ample



Power

100 amps



District

Commercial

DEMOGRAPHICS

Courtesy of the City of Red Deer



Population

100,418



Median Age

34



Traffic Count

33,413 on Gaetz & 50th Avenue



Household Income (Family)

\$93,098

HIGHLIGHTS

- Large retail space right off of Gaetz Avenue in a high density commercial corridor
- Open concept with a washroom and storage
- Can accommodate a variety of retail and office uses
- Fantastic location for retail opportunity in busy plaza, with high exposure to vehicle traffic and great signage exposure on Gaetz Avenue
- Surrounded by a strong mix of tenants such as Mary Browns, Money Mart, Pizza 73 and Cora's

PROPERTY DESCRIPTION

Lease Rate:

Market

Op Costs & Taxes:

\$9.76 psf (est.)

Unit Sizes:

Unit 1: 2,080 sq. ft. +/-

Available:

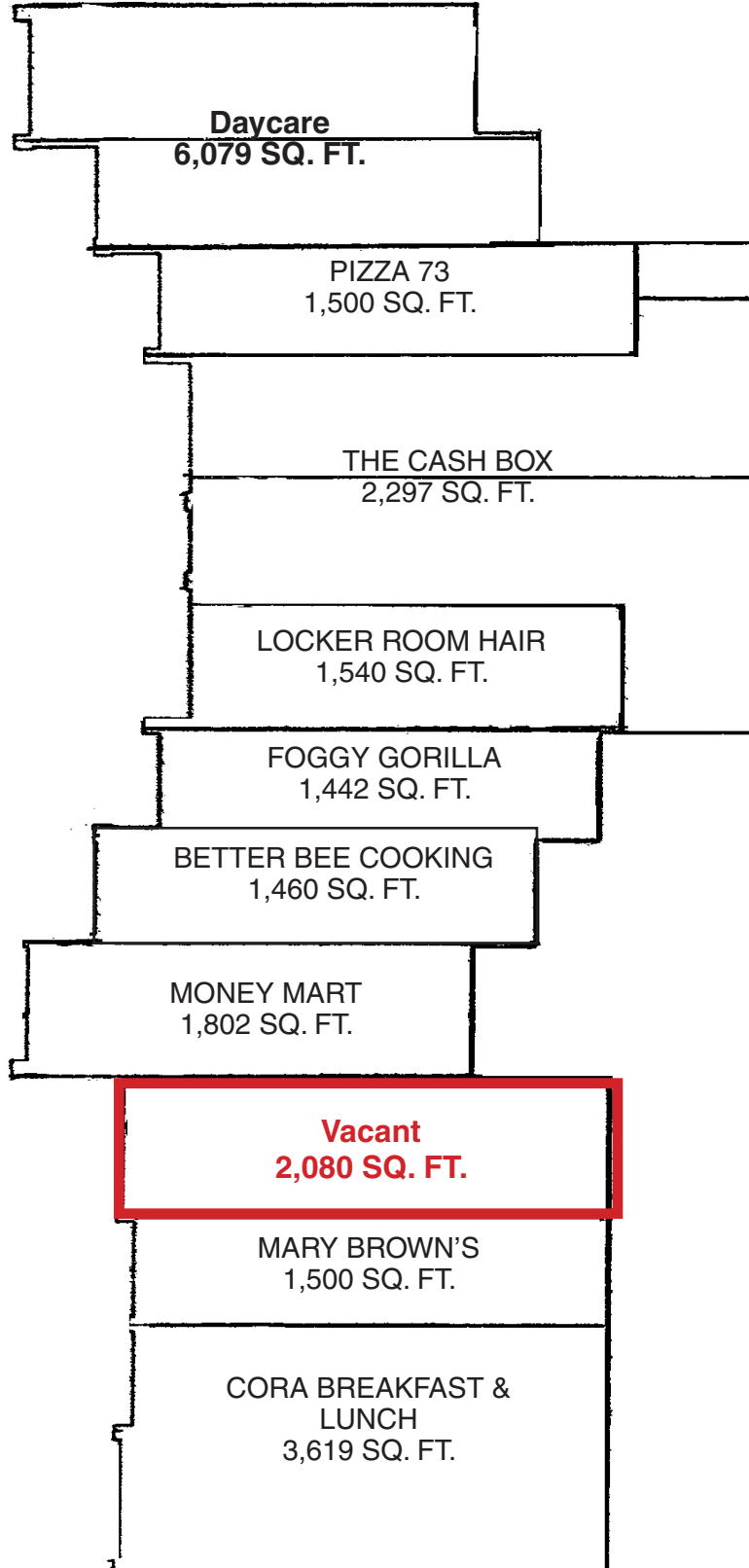
Immediately

Term:

3 - 5 years +

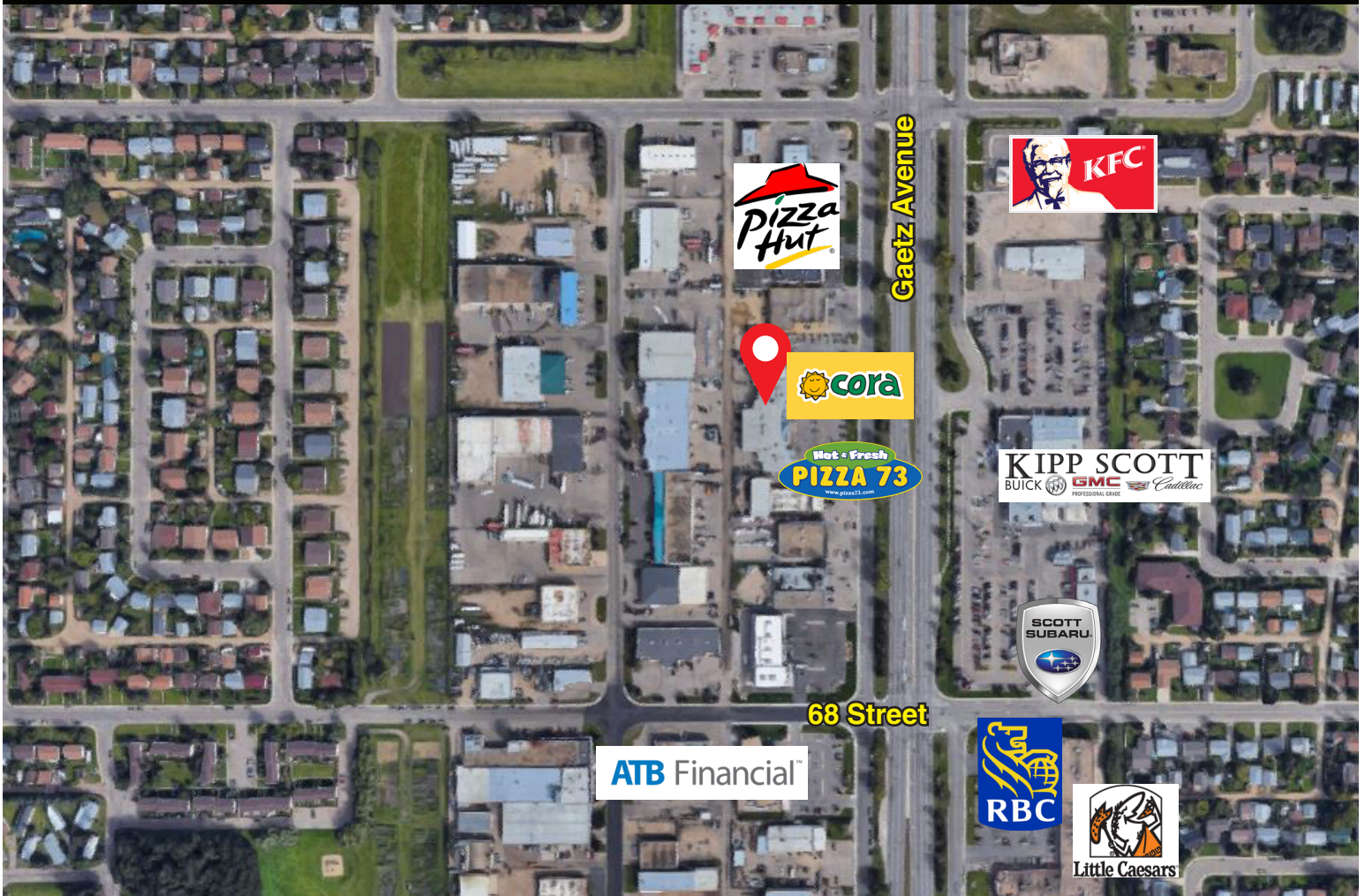
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AVENUE | Commercial
Real Estate Solutions



LOCATION

6842 50 Avenue, Red Deer, Alberta



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