

# \$20 - 320a Second Avenue, Strathmore

MLS® #A2218739

**\$20**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Downtown\_Strathmore, Strathmore, Alberta

Prime Retail / Office space for lease.  
Downtown Strathmore along Second Ave.  
Flexible leasing options available.

Good exposure. Building composes of a  
laundromat and church that bring in good  
traffic. Nearby draws include daycares, the  
Legion, Strathmore Centre, Strathmore court  
house, and downtown Strathmore. Attractive  
store front. Professionally managed.

\$14 SQFT per annum Basic Rent  
\$6 SQFT operational costs (Additional Rent)  
Roughly \$1557.50 month including GST  
\*Utilities not included  
Fixturing periods and lease improvements can  
be negotiated.

Built in 2001

## Essential Information

MLS® #	A2218739
Price	\$20
Bathrooms	0.00
Acres	0.00
Year Built	2001
Type	Commercial
Sub-Type	Mixed Use
Status	Active

## Community Information



Address	320a Second Avenue
Subdivision	Downtown_Strathmore
City	Strathmore
County	Wheatland County
Province	Alberta
Postal Code	T1P 1N1

### **Exterior**

Roof	Clay Tile
Construction	Brick, Stucco
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 7th, 2025
Days on Market	13

### **Listing Details**

Listing Office	URBAN-REALTY.ca
----------------	-----------------

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.