

# \$475,000 - 4920 50th Street, Lloydminster

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MLS® #A2158341

**\$475,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.07 Acres

Central Business District, Lloydminster,  
Saskatchewan

A landmark building at the heart of Lloydminster's downtown center is a prime opportunity for the right investor. This building boasts over 5,000 SF of excellent tenant occupied space. Located right beside the old city hall building with a beautiful mural down its side, this commercial asset is easy to spot. Upstairs hosts two very functional rental suites and the main level is a large outstanding retail space.

Built in 1981

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2158341   |
| Price      | \$475,000  |
| Bathrooms  | 0.00       |
| Acres      | 0.07       |
| Year Built | 1981       |
| Type       | Commercial |
| Sub-Type   | Retail     |
| Status     | Active     |

## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 4920 50th Street          |
| Subdivision | Central Business District |
| City        | Lloydminster              |
| County      | Lloydminster              |
| Province    | Saskatchewan              |
| Postal Code | S9V 0N2                   |



**Amenities**

Utilities                      Cable Internet Access, Electricity Connected, Natural Gas Connected, Garbage Collection, Phone Connected, Satellite Internet Available, Sewer Connected, Water Connected

**Interior**

Heating                      Forced Air, Natural Gas  
Cooling                      Central Air

**Exterior**

Construction              Concrete  
Foundation                Poured Concrete

**Additional Information**

Date Listed                August 16th, 2024  
Days on Market            349  
Zoning                      C1

**Listing Details**

Listing Office              MUSGRAVE AGENCIES

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