

FOR LEASE > INDUSTRIAL

45A STREET E

UNITS 504C-506A, SASKATOON, SK



Great central north end space located just off Faithfull Avenue. Property has easy access to 51st Street, Circle Drive, Idylwyld Drive, Highways 16, 11 and 12 and Saskatoon John G. Diefenbaker International Airport.

BUILDING PARTICULARS

- > Bright open newly painted warehouse space
- > 14 foot clear ceiling height
- > 12 foot high overhead doors at grade height on both bays
- > Hanging heaters
- > Built out washrooms in bay 506A
- > 100 amp breaker panel in each bay
- > No interceptor pits available
- > Landlord has the ability to add fire sprinkler system to the premises

AREA FOR LEASE

3,358 – 7,179 sf

ZONING

IL1

NET ASKING RATE

\$12.00 PSF

OCCUPANCY COSTS

\$4.80 PSF

POSSESSION

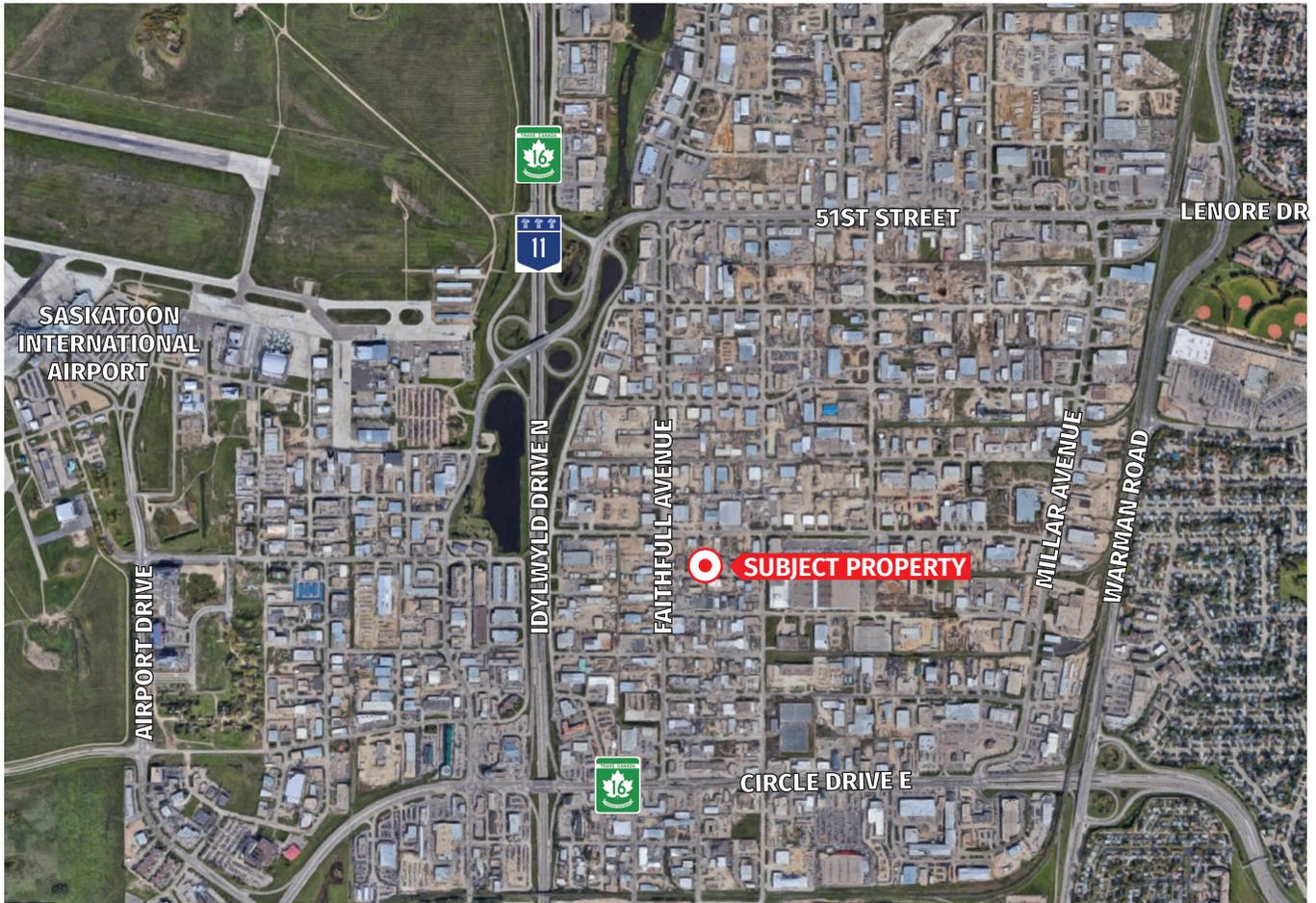
Immediate

KYLE GERWING
Business Development and Leasing
306 717 9893
kgerwing@concordegroupp.com

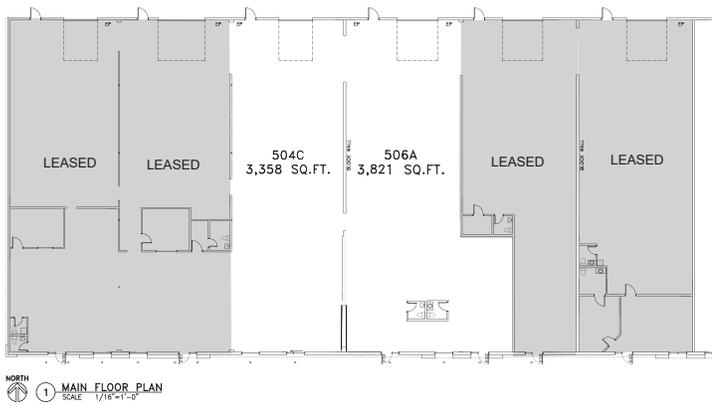
300-1507 Eighth Street East
Saskatoon SK S7H 0T2
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CONCORDE
PROPERTIES

UNITS 504C-506A 45A STREET E



FLOOR PLAN



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