

\$1,550,777 - 4810 62 Avenue, Lloydminster

MLS® #A2214289

\$1,550,777

0 Bedroom, 0.00 Bathroom,
Commercial on 1.82 Acres

Hill Industrial, Lloydminster, Alberta

20000 square feet of lease space fully occupied! The leaseable space is all full which makes this one easy to own. Front parking is paved, easy access off 62 Avenue which also gives the tenants lots of exposure to traffic going by daily. Some long-term tenants are in place, and lease rates are available upon request so don't wait to check this one out and add to your investment portfolio!

Built in 1978

Essential Information

MLS® #	A2214289
Price	\$1,550,777
Sold Price	\$1,375,000
Bathrooms	0.00
Acres	1.82
Year Built	1978
Type	Commercial
Sub-Type	Industrial
Status	Sold

Community Information

Address	4810 62 Avenue
Subdivision	Hill Industrial
City	Lloydminster
County	Lloydminster
Province	Alberta
Postal Code	T9V2E9



Interior

Heating	Forced Air, Natural Gas, Hot Water, Overhead Heater(s), Varies by Unit
Cooling	None

Exterior

Roof	Asphalt/Gravel
Construction	Metal Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 27th, 2025
Date Sold	July 18th, 2025
Days on Market	81
Zoning	I2
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 DRIVE
----------------	------------------

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.