

1-507 Main Street

WINKLER

**Sale Price \$289,000 or
\$22/ sq ft Triple Net for Lease**



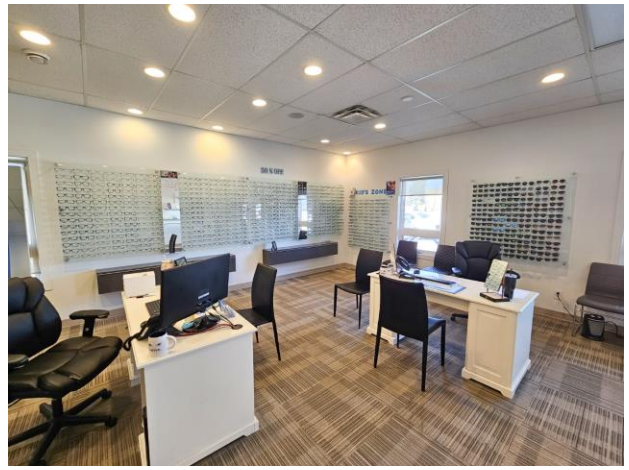
OFFICE/RETAIL SPACE FOR SALE OR LEASE

FEATURES

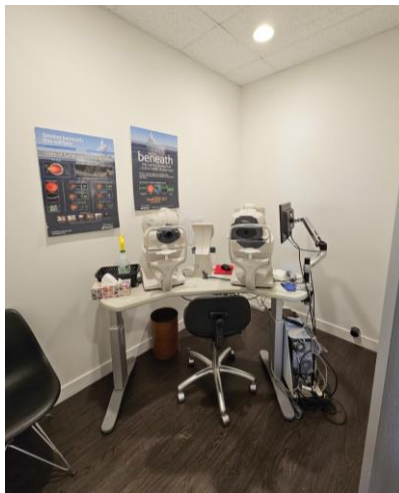
- Unit size - 1,100 sq ft
- Condo fee: \$7.52/sq ft
- Property taxes: \$5,441
- Signage space is available on the building and on the pylon sign
- Ample parking spaces
- Includes forced air electric furnace with central air conditioning, air exchanger, central vac and Valley Fiber internet
- Available for possession November 15th, 2024
- Current business is relocating



DETAILS



Showroom with 2 desks with power and data conduits



3 offices (2 offices could easily be converted back to 1) and one 3 pc washroom



Additional staff room and built-in reception desk



LOCATION

