\$0 - 4801 49 Street, Athabasca Town

MLS® #E4428287

\$0

0 Bedroom, 0.00 Bathroom, Office on 0.00 Acres

Athabasca Town, Athabasca Town, AB

FOR LEASE - 1427 sq ft of desirable office space located on the 2nd floor in the downtown region of Athabasca, AB. Space consists of 6 offices, 1 bathroom, storage room & open coffee station/staff area on 2nd floor. All offices are of good size; ranging from 111 sq ft to 164 sq ft in size. One of the offices could easily be used as the boardroom as it has 2 entrances, allowing easy access to all. 12 month lease for entire space desired; however landlord willing to rent out individual offices as well. Lease rate of \$2100/month for entire area (\$12/sqft net + \$6/sqft operating = \$18). Lease includes all utilities (power, heat, water, sewer, electrical and security system). Tenant would be responsible for garbage, recycle and shared cost of lawn maintenance/snow removal.



Essential Information

MLS® # E4428287

Lease Rate \$18

Bathrooms 0.00

Acres 0.00

Year Built 2006

Type Office

Status Active







Community Information

Address 4801 49 Street

Area Athabasca Town

Subdivision Athabasca Town

City Athabasca Town

County ALBERTA

Province AB

Postal Code T9S 1C4

Exterior

Exterior Wood Frame
Construction Wood Frame

Additional Information

Date Listed March 30th, 2025

Days on Market 200

Zoning Zone 60

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Listing information last updated on October 16th, 2025 at 6:17pm MDT