



Regina Saskatchewan

\$899,999

2132 and 2144 Broad Street available for both sale and lease. Versatile property suitable for a wide range of uses. 7170 sqft of space plus additional 1700 sqft of basement. Situated near Downtown Regina as well as College Avenue giving you quick access to both South and East end Regina. Roof was replaced in 2016 and as added bonus - the property features 3 phase 400 amp electrical service with 125 kW back up generator. There is also a digital billboard sign that is included for additional income. 2132 Broad is a 2 storey office building ideal for anyone looking for office + flex open work space. It features a basement as well for storage. 2144 Broad is a single storey office building ideal for mixed use of retail and office space with building ideal for mixed workshop and storage at the back. Property offers great parking and amazing visibility for your business with 26,000 vpd. Currently the two properties are joined together but can be separated giving you the option to use one side and rent out the other. (id:6769)

Listing Presented By:



Originally Listed by:
Royal LePage Next Level

<http://www.commercialregina.ca/>



Royal

Lepage Parkside Realty

PO Box 930; 9925 Main St,
Summerland, BC,

Phone: (250) 462-4888
info@joepeters.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.