

# \$10 - 4, 4910 45 Street, Red Deer

MLS® #A2256621

**\$10**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Downtown Red Deer, Red Deer, Alberta

Prime second-storey office space located along high-traffic Gaetz Avenue, offering excellent visibility and accessibility for clients and staff. This well-laid-out unit provides 2,500 sq. ft. of versatile space, making it ideal for a variety of professional or administrative uses. A welcoming reception area has a built-in desk to greet clients and create a professional first impression. There are 9 private offices: 6 have large windows that provide plenty of natural light. A kitchen space, 2 washrooms and dedicated storage area complete the space. With its strategic location, generous floor plan, and functional layout, this space is well-suited for businesses seeking a bright, professional, and easily accessible workplace in the heart of the city. Rents are \$10/sq ft/yr (\$2083.33/mo.) plus \$9.75/sq ft/yr Common Area Expenses (2,031.25/mo.) for a total of \$4,114.58/mo. plus utilities (HVAC and power)

Built in 1994

## Essential Information

MLS® #	A2256621
Price	\$10
Bathrooms	0.00
Acres	0.00
Year Built	1994
Type	Commercial
Sub-Type	Office
Status	Active



## Community Information

Address	4, 4910 45 Street
Subdivision	Downtown Red Deer
City	Red Deer
County	Red Deer
Province	Alberta
Postal Code	T4N 1K6

## Additional Information

Date Listed	September 12th, 2025
Days on Market	1

## Listing Details

Listing Office	RE/MAX real estate central alberta
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