

# \$725,000 - 215 12b Street N, Lethbridge

MLS® #A2261295

**\$725,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.65 Acres

Senator Buchanan, Lethbridge, Alberta

This well-maintained property features an open office and retail area in the front of the building, staff areas, and a large shop with mezzanine. The shop has new LED lights, one 14'x14' overhead door, and 16' ceilings, as well as five parking spots on the concrete pad in the rear of the property. With an excellent ratio of office to shop space, this unit is very flexible and can appeal to a variety of different commercial uses.

## Essential Information

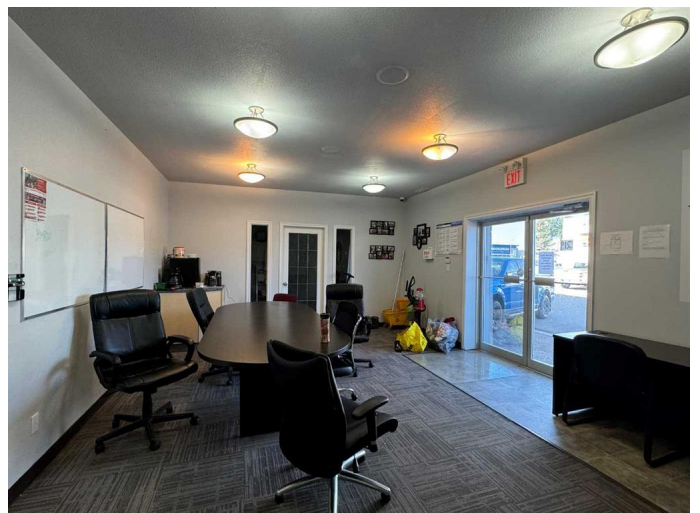
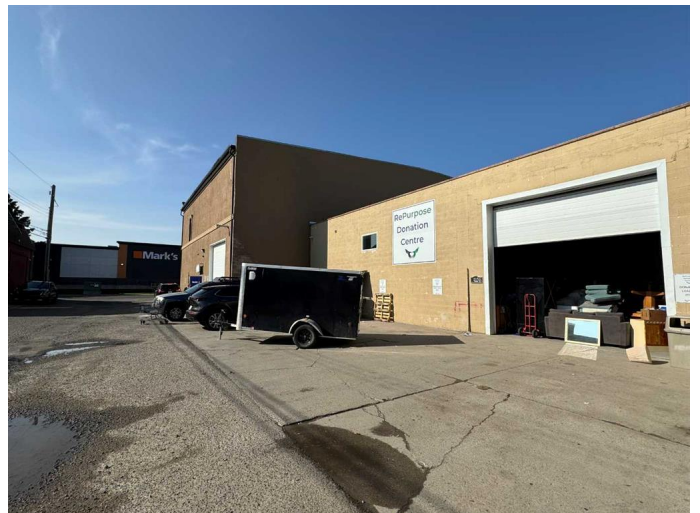
|           |            |
|-----------|------------|
| MLS® #    | A2261295   |
| Price     | \$725,000  |
| Bathrooms | 0.00       |
| Acres     | 0.65       |
| Type      | Commercial |
| Sub-Type  | Industrial |
| Status    | Active     |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 215 12b Street N |
| Subdivision | Senator Buchanan |
| City        | Lethbridge       |
| County      | Lethbridge       |
| Province    | Alberta          |
| Postal Code | T1H 2K8          |

## Amenities

|                |    |
|----------------|----|
| Parking Spaces | 20 |
|----------------|----|



**Exterior**

Lot Description      Back Lane, Paved

**Additional Information**

Date Listed              September 30th, 2025  
Days on Market        40  
Zoning                    I-B

**Listing Details**

Listing Office            AVISON YOUNG

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