



**GRASSROOTS**

REALTY GROUP

587-777-7276

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**3, 3804 9 Street  
Lloydminster, Saskatchewan**

**MLS # A2247806**



**\$329,900**

<b>Division:</b>	NONE
<b>Type:</b>	Industrial
<b>Bus. Type:</b>	-
<b>Sale/Lease:</b>	For Sale
<b>Bldg. Name:</b>	-
<b>Bus. Name:</b>	-
<b>Size:</b>	1,040 sq.ft.
<b>Zoning:</b>	MI

<b>Heating:</b>	Overhead Heater(s)	<b>Addl. Cost:</b>	-
<b>Floors:</b>	-	<b>Based on Year:</b>	-
<b>Roof:</b>	-	<b>Utilities:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Parking:</b>	-
<b>Water:</b>	-	<b>Lot Size:</b>	0.08 Acre
<b>Sewer:</b>	-	<b>Lot Feat:</b>	-
<b>Inclusions:</b>	N/A		

Welcome to the ultimate large garage development, situated just south of Store Right and conveniently off 12 Street. The provided photographs are representative the Steal Studios development, although the style is consistent each unit is unique, and the interiors are customized by the owners. All the photos may not match the exact unit listed for sale. This unit offers the exclusive opportunity to own your own private building. Its versatility allows you to utilize it as additional storage or transform it into your ultimate getaway. Shared access and condo fees cover the maintenance of the site. This unit has overhead heating and spacious overhead doors (18x16) that enable you to accommodate a wide range of items or toys within these units. These buildings are zoned MI but are subject to the condo bylaws for specific use restrictions. Tax assessments are not assessed but are estimated based on a similar unit.