

# \$8 - 1, 6310 50th Avenue, Lloydminster

MLS® #A2254042

**\$8**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Glen E. Neilsen Industrial Park, Lloydminster,  
Alberta

Located in Glen E. Nielsen Industrial Park, Lloydminster, AB. Looking for small business warehouse /office space? Bay with mezzanine area and small front office area. Rear OH access ( 10'x12') door. Bay dimensions are 25'x44'. Zoning is I1. \$7.50/sq. ft plus \$2/sq.ft Common Costs ( NNN ).

Built in 1979

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2254042   |
| Price      | \$8        |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1979       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Active     |

## Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 1, 6310 50th Avenue             |
| Subdivision | Glen E. Neilsen Industrial Park |
| City        | Lloydminster                    |
| County      | Lloydminster                    |
| Province    | Alberta                         |
| Postal Code | T9V2C9                          |

## Amenities



Parking Spaces      2

**Interior**

Heating                      Forced Air, Natural Gas, Floor Furnace, Overhead Heater(s)

**Exterior**

Lot Description          Level, See Remarks

Roof                          Asphalt/Gravel

Construction              Concrete, Mixed, Metal Frame

**Additional Information**

Date Listed                September 3rd, 2025

Days on Market          14

Zoning                      I1

**Listing Details**

Listing Office              REAL ESTATE CENTRE

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