



WE ARE
COMMERCIAL

FOR LEASE
MARKET RATES
184 LEVA AVENUE, GASOLINE ALLEY



COMMERCIAL EXPERTS TEAM

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THE PROPERTY

184 LEVA AVENUE

GASOLINE ALLEY, RED DEER COUNTY

- **FOR LEASE** - brand new retail development is ideally located at the north gateway to Gasoline Alley southbound on Leva Avenue
- Availability in current phase includes 5 units for lease with configurations ranging from 2,000 SF to 8,000 SF
- Ready for tenant improvements
- Zoned C2 - General Commercial District
- Trader Plaza is a stylish modern development anchored by Shell, McDonald's and Popeye's Louisiana Kitchen
- Neighbouring businesses include Costco, Galaxy Cinemas, Staples, Dollarama and Princess Auto.
- Gasoline Alley is located just south of Red Deer and frequently visited by both city residents and Central Alberta travelers via the newly completed QEII Highway improvements.

PERMITTED USES

- Quick Serve Restaurant
- Hair Salon
- Nail Salon & Spa
- Retail Store
- Financial Institution
- Liquor Store
- Pet Supply Store
- Medical/Dental Office

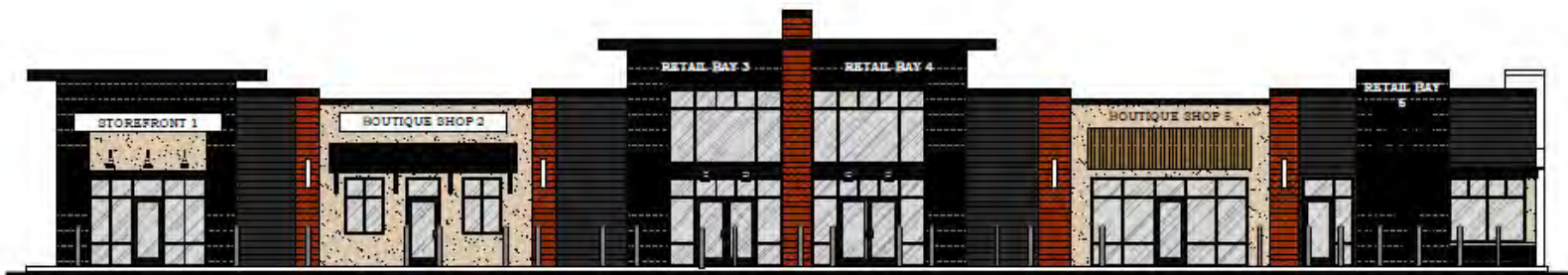
DISCRETIONARY USES

- Warehouse sales





LOCATION



403.986.7777 | WWW.REDDEERCOMMERCIAL.COM



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S I T E P L A N



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RE/MAX COMMERCIAL BROKERAGE



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