

# \$22 - 28, 30 Reidel Street, Fort McMurray

MLS® #A2222596

**\$22**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Downtown, Fort McMurray, Alberta

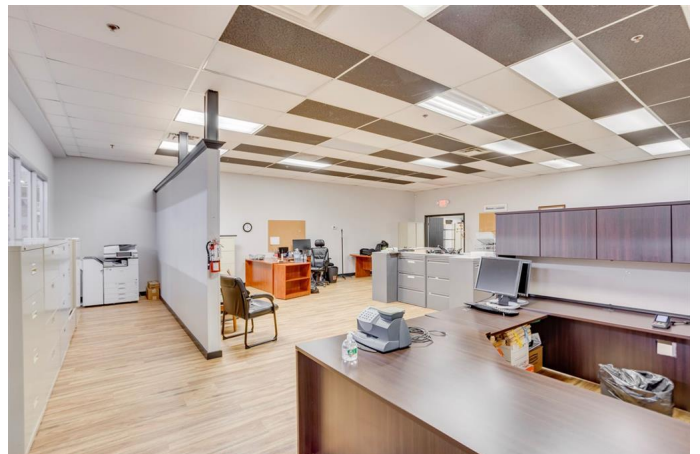
1500 SF Retail/Office Space â€“ River Pointe  
Shops, Fort McMurray

Located in the heart of Fort McMurrayâ€™s busy downtown core, this 1,500 sq ft unit offers an affordable and flexible opportunity for retail or professional office use. The space features a developed open retail/office space, large back storage room with wet bar and access to back lane loading area.. The current configuration can be easily adapted to suit a new tenantâ€™s needs.

Situated in the River Pointe Shopsâ€™ a prominent 42,360 sq ft retail center anchored by Dollarama and adjacent to Ashley Furnitureâ€”this location benefits from high visibility and strong foot traffic. Ample on-site parking adds convenience for customers and staff.

Zoned SCL1 (Snye/ Clearwater Core District Commercial), this space is ideal for administrative or professional office or retail business. An excellent opportunity for businesses looking to launch or expand their presence in one of Fort McMurrayâ€™s primary commercial hubs. Basic Rent \$22.00 per sq ft = \$2750.00 + Additional Rent of \$1250 = \$4000.00 +Gst Per month. Triple Net Lease. Gas is shared expense for this bay. Call now to schedule your private viewing!

Built in 1977



## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2222596   |
| Price      | \$22       |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 1977       |
| Type       | Commercial |
| Sub-Type   | Retail     |
| Status     | Active     |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 28, 30 Reidel Street |
| Subdivision | Downtown             |
| City        | Fort McMurray        |
| County      | Wood Buffalo         |
| Province    | Alberta              |
| Postal Code | T9H5M9               |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 19th, 2025 |
| Days on Market | 114            |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | ROYAL LEPAGE BENCHMARK |
|----------------|------------------------|

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