$1,100 - 1023, 3440 Fairway Plaza Road S, Lethbridge

MLS® #A2250228

$1,100
0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Fairmont, Lethbridge, Alberta

Professional business studios and unit options. Ideal for independent practitioners and for established businesses who are looking to downsize or donâ€™t need a large space. Also great for a second location, satellite, or small franchise. Ranging from 1200sf - nine offices/studios .Built for personal and professional services, or small retail. Think one stop location for clients to come and get all their services in one place - Luxury personal service mall. The Monroe building creates the opportunity for multiple tenants to operate in one location, giving clients ease of access to all of these services in one place. More convenience for clients. More exposure for businesses. These private luxury turnkey spaces were designed to elevate your brand and client experience. All without the large overhead and high upfront costs. Located in a new up and coming business hub in the south with new developments underway and close to popular shopping amenities with tons of FREE parking for your clients! A collective space with other like minded business owners. When determining space requirements, think in terms of office and treatment/service rooms. The Major Perk? Common space is shared, lowering costs for your business. Giving you access to an additional 2000 sf of maintained common area for hallways, lobby, washrooms and community break room. Spaces are customizable ranging in size depending on your business needs. Options to expand as your business grows.

Built in 2020

Essential Information

MLS® #	A2250228
Price	$1,100
Bathrooms	0.00
Acres	0.00
Year Built	2020
Type	Commercial
Sub-Type	Mixed Use
Status	Active

Community Information

Address	1023, 3440 Fairway Plaza Road S
Subdivision	Fairmont
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 7T5

Additional Information

Date Listed	August 20th, 2025
Days on Market	61

Listing Details

Listing Office	Grassroots Realty Group

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