\$1,100 - B, 646 South Railway Street Se, Medicine Hat

MLS® #A2252732

\$1,100

0 Bedroom, 0.00 Bathroom, Commercial on 0.00 Acres

River Flats, Medicine Hat, Alberta

Size Mattersâ€l But Sometimes Smaller is Just Smarter!

Who says bigger is always better? Welcome to your next business adventure in this perfectly petite 800sf spaceâ€"where small means simple, affordable, and (let's be honest) a little bit exposed… in all the right ways!

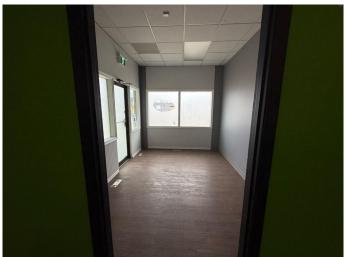
Step inside through your own private vestibule and let the world see what you're up toâ€"literally! With a main area ready to showcase your big ideas and a handy side room for when you need a little privacy, this layout proves you don't need a massive footprint to make a massive impact. Bonus points for the newly updated washroomâ€"because even the smallest spaces deserve a touch of luxury.

Located on one of the city's busiest streets, your business will get all the attention it deserves. Eye-catching signage opportunities mean you'II never be overlooked, and with both off-street and on-street parking, your clients can pop in with ease (no parking wars here).

Best of all? The rent is refreshingly low, so you can spend less on overhead and more on what really mattersâ€"growing your business.

Ready to go big by thinking small? Book your showing today and see how this compact







space can be the perfect fit for your next venture.

Built in 1979

Essential Information

MLS® # A2252732

Price \$1,100

Bathrooms 0.00

Acres 0.00

Year Built 1979

Type Commercial

Sub-Type Retail Status Active

Community Information

Address B, 646 South Railway Street Se

Subdivision River Flats
City Medicine Hat
County Medicine Hat

Province Alberta
Postal Code T1A 2V9

Amenities

Parking Spaces 4

Interior

Heating Natural Gas, Ceiling

Cooling Central Air

Exterior

Lot Description Near Shopping Center, Near Public Transit

Additional Information

Date Listed August 27th, 2025

Days on Market 1
Zoning MU

Listing Details

Listing Office CIR REALTY

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