



# Faithfull Ave Small Bay

**For Lease > Industrial**  
2518 Faithfull Avenue  
Saskatoon, SK MLS®



**PILLAR**  
Properties Corp.

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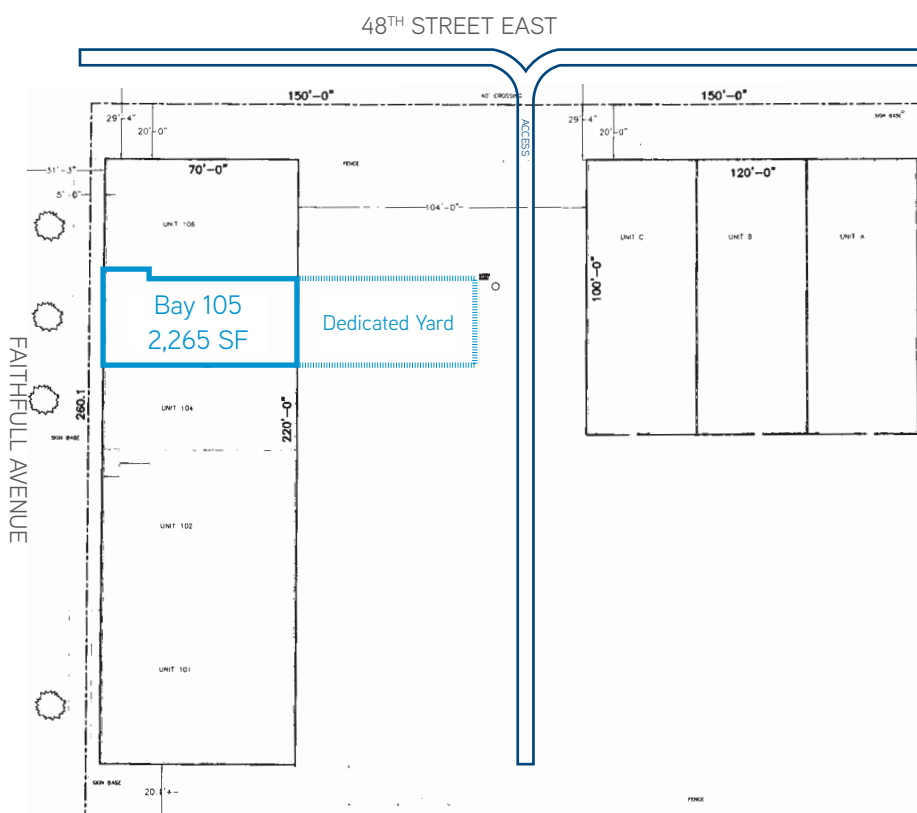
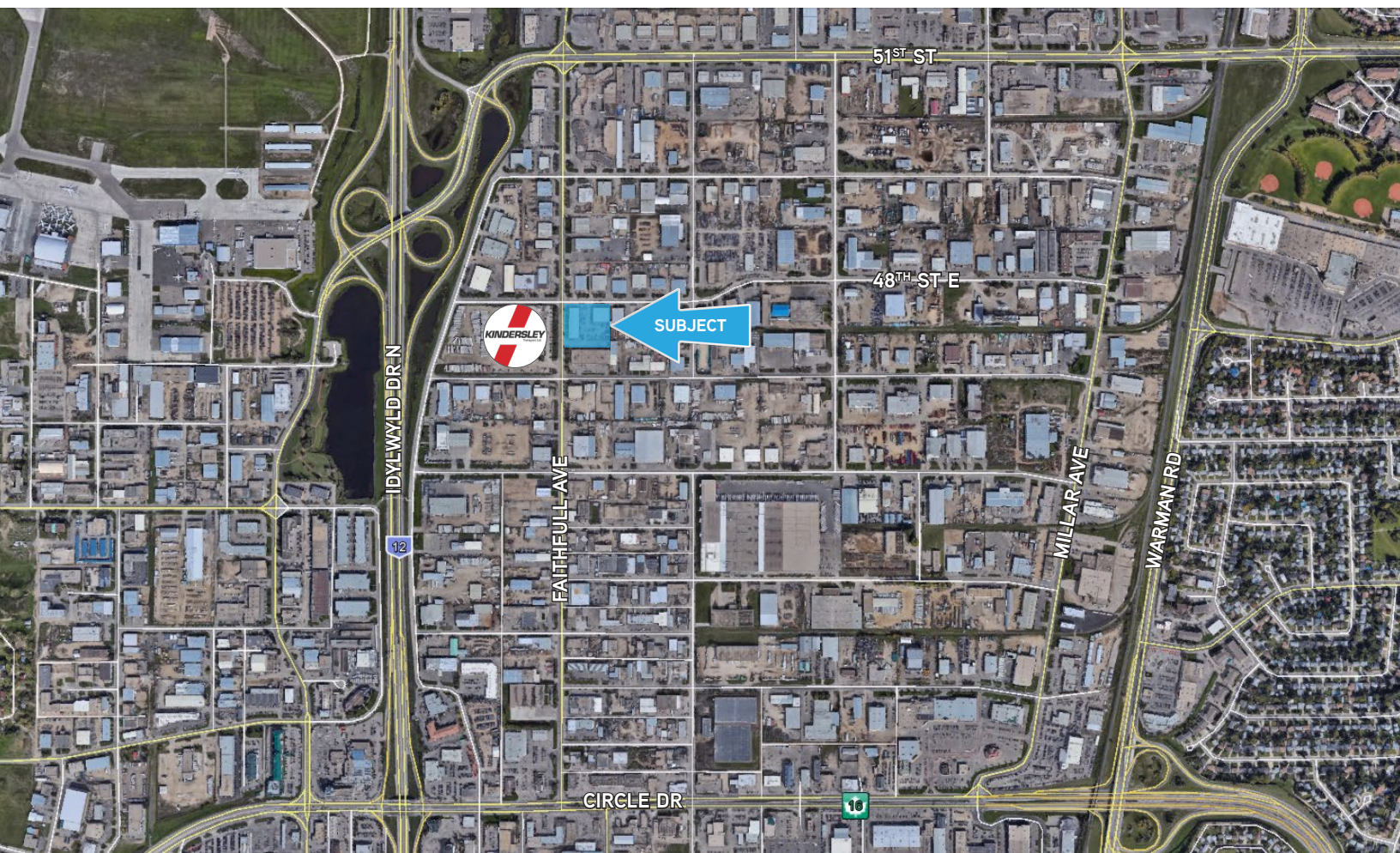
## Showroom and Shop

This in-line small industrial bay available at Faithfull Avenue and 48<sup>th</sup> Street has a substantial front office portion that can accommodate a large showroom or additional office space. The bay includes oversized mezzanine storage and ± 1,200 SF of warehouse.

- > ± 1,000 SF of office space
  - > Reception, showroom, work or parts area
  - > Staff room and kitchenette
- > 10' x 14' grade door
- > Minimum 14' to roof deck
- > ± 2,000 SF of yard (65' depth)
- > Lit sign canister fronting Faithfull Avenue

Available	2,265 SF Bay 105
Building	15,431 SF
Site	39,000 SF
Zoning	IL1 (Light Industrial)
Parcels	118988319, 118988320
Possession	Immediate
Occupancy Costs	\$4.74/SF (est.)
<b>Net Lease Rate</b>	<b>\$10.75/SF</b>





## Contacts:



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