



**For Lease**  
Scarth Street  
Pedway Space

**2nd Level  
Space**

**Retail  
or Office**

# FOR LEASE

## 1825 Scarth Street

Here is the perfect opportunity to have office space, a yoga studio, salon and spa, or fitness facility designed to fit your business brand. This space is located next to the newly renovated Globe Theatre in the Scarth St pedestrian mall.

The landlord is willing to help with renovations for any potential tenant. The front entrance is flooded with natural light from the windows facing Scarth St, with three closed off rooms, three open office stalls, plenty of open space, and a built in kitchenette, giving this space endless potential.

Two surface parking stalls are available at \$250.00/month per stall. Imagine how incredible your business will look here! Not only does this space receive exposure from the high foot traffic in front of the property from patrons on Scarth St, but it is also directly connected to the Farm Credit Canada pedway.

- Size**  
3,300 SF
- Lease Rate**  
\$24.00 PSF  
incl. CAM  
& Taxes
- Year Built**  
1913
- Zoning**  
DCD-D  
Downtown
- Possession**  
Immediate





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1825 Scarth Street



**Linely Schaefer**  
**Commercial Sales & Leasing**  
306 535 8331  
[lschaefer@scre.ca](mailto:lschaefer@scre.ca)

SC Real Estate Ltd.  
102 - 2022 Cornwall St  
Regina, SK S4P 2K5

**scre.ca**