

\$1,973 - 5135 50 Avenue, Vermilion

MLS® #A2227837

\$1,973

0 Bedroom, 0.00 Bathroom,
Commercial on 0.33 Acres

NONE, Vermilion, Alberta

A prime corner location in JMH Adams Building is now available for lease! This is a well-maintained 1,973 square foot office space located within the JMH Adams Chartered Professional Accountants building, at the high-visibility corner of 50th Avenue and Highway 41. This professionally designed space features a smart layout and recent upgradesâ€”perfect for a wide range of business operations.

Property Features:

Five private offices â€” ideal for executives, teams, or client services

A spacious boardroom â€” great for meetings, presentations, and collaboration

A kitchen area â€” convenient for staff use

A modern bathroom

Updated lighting throughout for a bright, professional interior

Fresh exterior paint for excellent curb appeal

Corner lot location with outstanding visibility and easy access

Located in a well-known, established professional building.

Move-In Incentive: Landlord is offering two months free base rent to qualified tenants!

Take advantage of this exceptional opportunity to establish your business in a prominent, move-in ready space with high exposure. The two-month rent incentive makes this a cost-effective option for businesses looking to grow or relocate.

Built in 1977



Essential Information

MLS® #	A2227837
Price	\$1,973
Bathrooms	0.00
Acres	0.33
Year Built	1977
Type	Commercial
Sub-Type	Business
Status	Active

Community Information

Address	5135 50 Avenue
Subdivision	NONE
City	Vermilion
County	Vermilion River, County of
Province	Alberta
Postal Code	T9X1A8

Amenities

Utilities	Cable Internet Access, Electricity Connected, Garbage Collection, Natural Gas Connected, Phone Connected, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	3

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Open Floorplan
Heating	Forced Air, Natural Gas
Cooling	Central Air

Exterior

Lot Description	Back Lane, Corner Lot, Low Maintenance Landscape, Near Shopping Center, Paved, Street Lighting
Roof	Asphalt/Gravel
Construction	Cedar, Concrete, Wood Frame
Foundation	Poured Concrete, Block

Additional Information

Date Listed	June 6th, 2025
Days on Market	163
Zoning	CB

Listing Details

Listing Office Real Estate Centre - Vermilion

Data is supplied by Pillar 9â,,¢ MLSÂ® System. Pillar 9â,,¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.