



2,400 SQ FT AVAILABLE

FOR LEASE

INDUSTRIAL | WAREHOUSE WITH OFFICE

243 Cardinal Crescent

SASKATOON, SASKATCHEWAN

PROPERTY DETAILS

\$14.75

Asking Price, PSF

***\$6.39**

*2026 Est. Occupancy, PSF

Immediate

Availability

District:	Airport Business Area
Zoning:	IL1 (Light Industrial)
Parcel #:	131621374, 131621363
Site Size:	.53 Acres
Total Rentable Area:	± 2,400 SF
Parking:	Parking along North side of building and rear yard
Heating/HVAC:	Furnace/Forced Air Gas overhead heaters
Power:	3 phase power
Ceiling Height:	16 FT

HIGHLIGHTS

Office:

- Reception area
- One (1) washroom
- File room
- Mechanical room
- Second floor with office and staff room

Warehouse:

- Radiant heat
- Fluorescent lights
- Two (2) 12' x 12' OH doors 4w 110v openers
- One (1) dock door
- Yard with industrial chain link fencing with two (2) gates



MATT PRIEL

Senior Sales Associate

1-306-261-2375

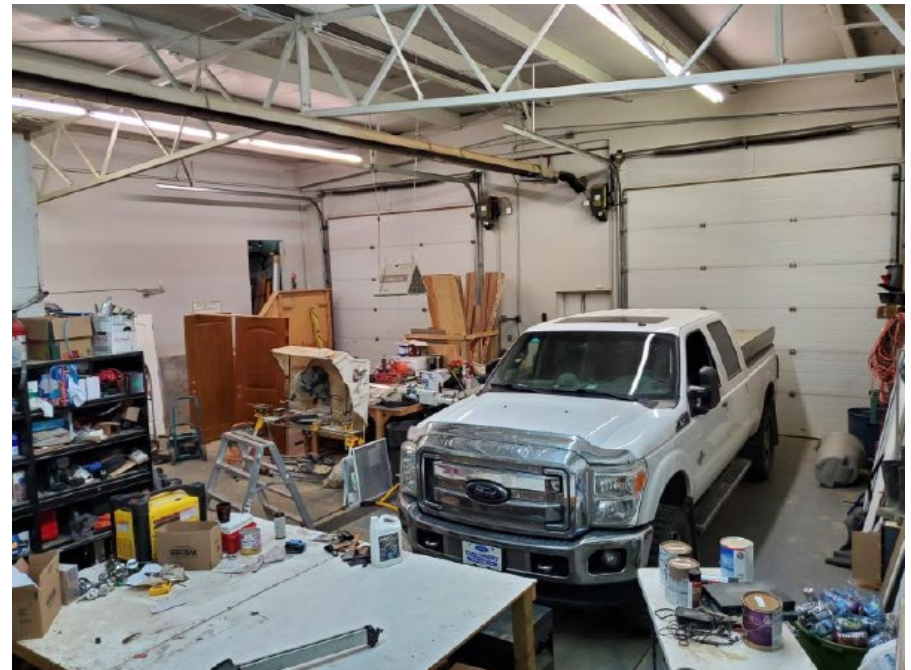
matt.priel@cwsaskatoon.com

 **CUSHMAN & WAKEFIELD**
Saskatoon



PROPERTY PHOTOS

FOR LEASE | 243 Cardinal Crescent, Saskatoon SK



NEIGHBOURHOOD PROFILE

AIRPORT BUSINESS AREA

FOR LEASE | 243 Cardinal Crescent, Saskatoon SK



- 12-minute drive to Downtown Saskatoon
- 7-minute drive to Saskatoon International Airport



MATT PRIEL

Senior Sales Associate

1-306-261-2375

matt.priel@cwsaskatoon.com

SCOTT FRIESEN

President/Broker S.I.O.R.

1-306-270-8492

scott.friesen@cwsaskatoon.com

OFFICE

1-306-934-3377

info@cwsaskatoon.com

CUSHMAN & WAKEFIELD SASKATOON
A LOCAL FIRM WITH GLOBAL REACH

215-350 3rd Avenue North
Saskatoon, SK S7K 2J1
cushmanwakefieldsaskatoon.com

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