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## B1-L2, 7697 84 STREET NE FOR SALE



Commercial Real Estate > Commercial Property for Sale



**Location**  
Calgary, Alberta



**Listing ID:**  
24067


**MLS ID:**  
A2107209

**\$4,197,600**



 **HAPPE DHILLON**  
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 403-455-5215

  
B1-L2, 7697 84 Street NE, Calgary , Alberta T3J 2G5

<b>Transaction Type</b> For Sale	<b>Days On Market</b> 199	<b>Zoning</b> C-C1
<b>Subdivision</b> Homestead	<b>Year Built</b> 2024	<b>Structure Type</b> Mixed Use
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Retail	<b>Legal Plan</b> TBV
<b>Building Area (Sq. Ft.)</b> 6996.00	<b>Building Area (Sq. M.)</b> 649.94	<b>Inclusions</b> N/A
<b>Restrictions</b> None Known	<b>Reports</b> Floor Plans	

The building features a unique design where the ground floor is dedicated to retail spaces, while the second floor is exclusively for a children's daycare center. Permitted for 60 children, this daycare and playschool space is the first of its kind in the new community of Homestead. This setup offers convenience to parents who can attend to their errands while their children are safely taken care of in the daycare center upstairs. Overall, this innovative design allows for seamless integration of commerce and childcare, making it a convenient and safe solution for busy parents.

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