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122, 10615 48 STREET SE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
25231

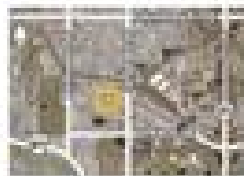
MLS ID:
A2130062


\$895,000






**OFFICE/WAREHOUSE
CONDO FOR SALE!**
10615 48th Street SE, Calgary

Location: Near Lake Innes and near with great view
Between East Glenmore Trail and Glen Street SE



 **SHARON BERCUSON**
 (403) 874-9078

 Century 21 PowerRealty.ca
 403-288-2121

 122, 10615 48 Street SE, Calgary , Alberta T2C 2B7

Transaction Type

For Sale

Days On Market

115

Zoning

I-G

Subdivision

Shepard Industrial

Building Type

Condo Complex,Warehouse

Year Built

2008

Structure Type

Industrial

Property Type

Commercial

Property Sub Type

Warehouse

Legal Plan

1310383

Building Area (Sq. Ft.)

4482.00

Building Area (Sq. M.)

416.39

Inclusions

NA

Restrictions

None Known

Reports

Information Package

****Now Available For Lease **PRICE REDUCED \$895,000 (\$199 psf)**Now offered as vacant with 30 days notice** **Warehouse Condo in East Lake Industrial Park For Sale **10615 48th Street SE, Calgary **Available for sale **±4,482 sq. ft. Unit 122 **Office: ±1,129 sq. ft. (main fl.); ±1,129 sq. ft. (second fl) **Warehouse: ±2,224 sq. ft. **Loading: 1 (14' x 14') drive-in door (with overhead garage door opener) **Ceiling Height: 22' **SALE INFORMATION **PROPERTY TAXES: \$19,140 / year **CONDO FEES: \$816.91 / month **ASKING PRICE: \$895,000 **LEASE INFORMATION **AVAILABILITY: Immediate **OP. COSTS & TAXES: \$6.45 / sq. ft. (including condo fees, est.) **Utilities are not included. **LEASE RATE: \$13.50 / sq. ft. (year 1), escalating at \$0.25 / sq. ft. per year thereafter. **No Automotive Use **No Worship Use****

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