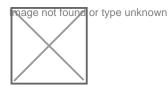


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **BAY 1, 4303 14 STREET NE FOR LEASE**

Commercial Real Estate > Commercial Property for Lease



**Location**Calgary, Alberta

Listing ID: 25402

MLS ID: A2134371

**\$12** 



A MANNY VERDUGO

U CDN Global Advisors Ltd.

**403-531-4336** 

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Bay 1, 4303 14 Street NE, Calgary , Alberta T2E 7A9

**Transaction Type** 

For Lease

**Days On Market** 

100

**Lease Amount** 

12.00

Lease Frequency

Annually

Subdivision

McCall

Year Built 1979

Structure Type

Industrial

Property Type
Commercial

**Property Sub Type** 

Industrial

Building Area (Sq. Ft.)

4051.00

Building Area (Sq. M.)

376.35

Inclusions

N/A

Restrictions
Call Lister

Reports
Call Lister

4,051 Sq.Ft. industrial bay with bright showroom space and large warehouse space. Located near 44 Avenue NE and Deerfoot Trail NE. This bay has a total of 1,722 Sq.Ft of office space, which, which consists of front reception, one private office, one washroom, and a large showroom with ample windows. The warehouse consists of 2,329 Sq.Ft, which includes 1 Drive-in door (10 Ft. W x 12 Ft. H)., 15 Ft. 10 in of clear height ceiling, 200 Amps of power (TBV), and one interior drive-in door. In addition, the building complex is fenced at the loading area. Close proximity to McKnight Boulevard NE and five minutes to Deerfoot Trail NE. For more details, please click on the linked brochure and/or the Virtual Tour. Can't find the right space out there? Call to inquire about finding the right space to lease or purchase. Note: Automotive uses are not permitted

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