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## 36B, 240 MIDPARK WAY FOR LEASE



Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta



**Listing ID:**  
25539

**MLS ID:**  
A2137345

**\$28**



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 36B, 240 Midpark Way , Calgary , Alberta T2X 1N4

<b>Transaction Type</b> For Lease	<b>Title</b> Fee Simple	<b>Days On Market</b> 89
<b>Lease Amount</b> 28.00	<b>Lease Frequency</b> Annually	<b>Lease Term</b> Negotiable
<b>Zoning</b> C-C2	<b>Subdivision</b> Midnapore	<b>Building Type</b> Low Rise (2-4 stories),Major Shopping,Office Building,Retail
<b>Year Built</b> 1979	<b>Structure Type</b> Retail	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Retail	<b>Legal Plan</b> 1611822	<b>Building Area (Sq. Ft.)</b> 1700.00
<b>Building Area (Sq. M.)</b> 157.93	<b>Lot Size (Sq. Ft.)</b> 387684	<b>Lot Size (Acres)</b> 8.90
<b>Construction Type</b> Concrete	<b>Roof</b> Membrane	<b>Foundation</b> Poured Concrete
<b>Heating</b> Central,Natural Gas	<b>Access to Property</b> Direct Access,Major Shopping Center,Major Shopping Nearby,On Major Traffic Route,Public Transportation Nearby,Visual Exposure	<b>Inclusions</b> NA
<b>Restrictions</b> Call Lister	<b>Reports</b> Building Plans	

- Excellent opportunity within very active Midnapore Mall just off Macleod Trail South - Prime retail / restaurant / medical space available, can be subdivided, 1,700 - 6,169 sq. ft., high ceiling and rear common loading dock access, - 2nd Floor office suite available 1,021 sq. ft., elevator access, other 2nd floor options - High vehicle and signage exposure - Strong anchor Tenants create great draw for new Tenant's - High population area, strong household income and close proximity to LRT station - Strong Tenant mix, including Treehouse Family Playground, Wendy's, Dollorama, Planet Fitness, Cloverdale Paints, International Food Supermarket and a mix of retail, beauty, medical, pharmacy, personal services and restaurant Tenant's

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