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## 1350 11 AVENUE SW FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**

Calgary, Alberta

**Listing ID:**



26590



**MLS ID:**


A2158870

**\$2,850,000**



 **RAMAN CHAHAL**  
 (403) 455-5215

 RE/MAX Crown  
 403-455-5215

 1350 11 Avenue SW, Calgary , Alberta T3C 0M6

**Transaction Type**

For Sale

**Days On Market**

8

**Zoning**

CC-X

**Subdivision**

Beltline

**Year Built**

1965

**Structure Type**

Mixed Use

**Property Type**

Commercial

**Property Sub Type**

Mixed Use

**Legal Plan**

A1

**Building Area (Sq. Ft.)**

4500.00

**Building Area (Sq. M.)**

418.06

**Lot Size (Sq. Ft.)**

6501

**Lot Size (Acres)**

0.15

**Inclusions**

Refrigerator, Stove, Hood Fan. Office Desk &amp; Cabinets as is

**Restrictions**

None Known

**Reports**

None

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\*For Sale or Lease!\* Incredible downtown location with both customer and employee parking! This 4500 Sqft mixed use space has a great frontage and exposure to downtown traffic. This is the perfect opportunity for a medical clinic, professional office, restaurant, wholesale, retail or more! This corner unit building offers a highly visible exposure to traffic on 11 Ave SW, ample parking to the rear or public street parking to the West of the building, walking distance to LRT and bus routes. The building is zoned CC-X for a variety of usages.

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