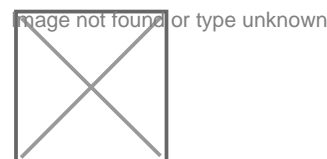


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

ANIMAL GROOMING, BARBER/BEAUTY, CHILD CARE, CLOTHING, CONVENIENCE STORE, JEWELRY, PET STORE, RESTAURANT FOR SALE






Businesses and Franchises for Sale > Business for Sale

Location Calgary, Alberta	Listing ID: 27166	MLS ID: A2184702	\$704,550
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 **RAMESH VERMA**
 (403) 547-4102

 Real Estate Professionals Inc.
 403-547-4102

 6086 Country Hills Boulevard NE, Calgary, Alberta T0T0T0

Transaction Type For Sale	Days On Market 148	Business Type Animal Grooming, Barber/Beauty, Child Care, Clothing , Convenience Store, Jewelry, Pet Store , Restaurant
Zoning C-C2	Subdivision Country Hills	Building Type Commercial Mix
Year Built 2026	Structure Type Retail	Property Type Commercial
Property Sub Type Retail	Legal Plan 00	Building Area (Sq. Ft.) 915.00
Building Area (Sq. M.) 85.01	Lot Size (Sq. Ft.) 96000	Lot Size (Acres) 2.20
Inclusions None	Restrictions None Known	Reports Building Plans

Prestigious Upcoming Retail Plaza with 96,000 sq ft of Commercial Space and 598 Apartments right at the intersection of Country Hills BLVD and 60 ST NE, Calgary AB. This remarkable retail plaza, located in the heart of thickly populated Skyview, Cityscape and Cornerstone communities, offers C-C2 zoning, this property can accommodate a wide range of business ventures including daycare centers, restaurants, franchises, hair salons, convenience stores, jewelers, clothing stores, pet stores/salons, dollar stores, and more. Chai shop, dental, medical, pharmacy and grocery are already gone. The development also features 139 commercial surface parking stalls, ensuring ample parking for customers and tenants. This high-end retail plaza is nestled within a vibrant community, offering easy access to major transportation routes and a wide array of nearby amenities and future C-Train station. With Calgary's robust economic growth and thriving retail sector, this property represents a lucrative investment opportunity. Anticipated project completion is Q2 2026 for Buildings A & B, and Q4 2027 for Buildings H & I. Seize this opportunity to own a premium retail space in one of Calgary's most promising commercial areas!

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