

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.

1010, 4385 104 AVENUE SE FOR SALE



Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta



Listing ID:
28321


MLS ID:
A2149701

\$899,900



 **GERRY MACDONALD**
 (403) 291-0425

 CMS Real Estate Ltd.
 403-291-0425

 1010, 4385 104 Avenue SE, Calgary , Alberta T2C 5C6

Transaction Type For Sale	Days On Market 198	Zoning I-G
Subdivision East Shepard Industrial	Building Type Condo Complex,Warehouse	Year Built 2008
Structure Type Industrial	Property Type Commercial	Property Sub Type Industrial
Legal Plan 0812580	Building Area (Sq. Ft.) 4385.00	Building Area (Sq. M.) 407.38
Parking 4	Construction Type Aluminum Siding ,Brick,Concrete,Metal Siding	Inclusions None
Restrictions Board Approval	Reports Condo/Strata Bylaws,Financial Statements,Floor Plans,Other Documents,Site Plans,Title	

Rare opportunity for a small bay in East Shepard Industrial Park! The space currently offers a large office component with a very functional floor plan. The main floor office area could be reconfigured to increase the amount of warehouse space. The main floor consists of a large reception area, 3 large offices, two washrooms, server room and staff kitchen, with the remainder being warehouse and storage. On the second floor, there is another 4 offices, a large boardroom and washroom. This space is ideal for groups looking for a large office component with some storage area. Conveniently located with easy access to 52nd Street, Stoney Trail, Deerfoot Trail and many amenities nearby in Quarry Park.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.