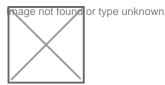


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 8888 WAREHOUSE AVENUE NE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**Calgary, Alberta

Listing ID: 28423

MLS ID: A2155244

\$15.50



△ NORM XU

**2** (403) 400-7007

**3** 800-899-1217

r<u>P</u>ri

8888 Warehouse Avenue NE, Calgary , Alberta T3N 1N8

**Transaction Type** 

For Lease

**Days On Market** 

15.50

Lease Frequency

Annually

Subdivision

173

Saddleridge Industrial

Year Built 2017

**Lease Amount** 

**Structure Type** 

Industrial

Property Type

-

Commoraid

Commercial

Property Sub Type

Industrial

Building Area (Sq. Ft.)

2500.00

Building Area (Sq. M.)

232.26

Inclusions

N/A

Restrictions
Restrictive Use Clause

Reports None

Efficiently designed 2,500 sq. ft. commercial bay featuring a 2-piece handicapped-accessible washroom, smoothly finished drywall, and a 14'x12' overhead door with front drive-in access. This unit also boasts six rows of light-enhancing translucent panels, along with 3" high-lift hardware and a manual chain hoist. Safety and comfort are ensured by a comprehensive sprinkler system and high-efficiency radiant heating overhead, complemented by customizable lighting settings. Strategically positioned for easy access to Stoney Trail, Deerfoot Trails, Country Hills Boulevard, and Calgary International Airport (YYC).

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