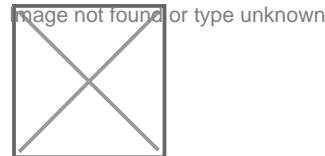


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 8, 2116 25 AVENUE NE FOR SALE



Commercial Real Estate > Commercial Property for Sale



**Location**  
Calgary, Alberta



**Listing ID:**  
29110


**MLS ID:**  
A2188207

**\$725,000**



 **DAVE NICHOLSON**  
 (403) 287-3880

 RE/MAX House of Real Estate  
 403-287-3880

 8, 2116 25 Avenue NE, Calgary , Alberta T2E 6Z4

<b>Transaction Type</b> For Sale	<b>Title</b> Fee Simple	<b>Days On Market</b> 1
<b>Zoning</b> I-G	<b>Subdivision</b> South Airways	<b>Building Type</b> Condo Complex,Mixed Use,Retail,Warehouse
<b>Year Built</b> 1978	<b>Structure Type</b> Warehouse	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Industrial	<b>Legal Plan</b> 7910659	<b>Building Area (Sq. Ft.)</b> 4200.00
<b>Building Area (Sq. M.)</b> 390.19	<b>Inclusions</b> Refrigerator, Microwave, Beverage Fridge, SeaCan	<b>Restrictions</b> Airspace Restriction
<b>Reports</b> Condo/Strata Bylaws		

South Airways Condo Warehouse with approx 2,400 sq ft on the main floor and 2 mezzanines with approx 1,800 sq ft for a total of approx 4,200 sq ft. The bay has a total of 6 offices, 2 reception areas, a weight room with shower, 1,275 sq ft of warehouse with drive in door, and approx 633 sq ft of additional storage. This bay also has an assigned 24' X 115' Yard Area, plus 6 assigned parking stalls out front. Included in this price is a 40' Sea Can.

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