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## 3628 BURNSLAND ROAD SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Calgary, Alberta



**Listing ID:**  
29317


**MLS ID:**  
A2193635

**\$15**



 **FLORENT BOLETINI**  
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 3628 BURNSLAND Road SE, Calgary , Alberta T2G3Z2

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 115	<b>Lease Amount</b> 15.00
<b>Lease Frequency</b> Annually	<b>Subdivision</b> Manchester Industrial	<b>Year Built</b> 1964
<b>Structure Type</b> Flex	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Mixed Use
<b>Building Area (Sq. Ft.)</b> 6500.00	<b>Building Area (Sq. M.)</b> 603.86	<b>Roof</b> Flat
<b>Foundation</b> Poured Concrete	<b>Cooling</b> Central Air	<b>Heating</b> Natural Gas
<b>Inclusions</b> N/A	<b>Restrictions</b> Call Lister	<b>Reports</b> Environmental Phase 1,Floor Plans,Title

This meticulously maintained building can be the new home for your business. This location is so central only one block away from Macleod trail and a few blocks from the downtown core. The space offers opportunity for various uses comprising of a combination of offices, warehouse and storage spaces. This gem of a building has a new roof and a new HVAC system installed in February 2025. Parking for a minimum of 6 vehicles available in front and the rear of the building with ample street parking close by. Five (5) or Ten (10) year Lease Term available. PURCHASE OPTION AVAILABLE (call for more information). No lockbox for access. Listing REALTOR® to be present for all tours at the owners request.

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