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## UNIT #12, 3510 27 STREET NE FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Calgary, Alberta



**Listing ID:**  
29409


**MLS ID:**  
A2195030

**\$950,000**



 **JIAN HUI OUYANG**  
 (587) 664-3031

 Century 21 Bamber Realty LTD.  
 403-245-0773

 Unit #12, 3510 27 Street NE, Calgary , Alberta T1Y 5E2

**Transaction Type**

For Sale

**Days On Market**

111

**Zoning**

I-G

**Subdivision**

Horizon

**Year Built**

1981

**Structure Type**

Industrial

**Property Type**

Commercial

**Property Sub Type**

Industrial

**Legal Plan**

8111238

**Building Area (Sq. Ft.)**

3439.00

**Building Area (Sq. M.)**

319.49

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

Building Plans

Amazing Opportunity! This 3,029 sq. ft. space, plus a 410 sq. ft. mezzanine, is in a highly sought-after location with quick access to Barlow Trail, 16th Avenue, and 32nd Avenue. The property features a 14 ft. loading door, three bathrooms, office space, and ample parking with four assigned stalls plus six visitor parking spaces. Enjoy low condo fees—only \$500 per month, which includes water, garbage collection, snow removal, lawn care, and landscaping. Great for owner-users and investors alike! Whether you're looking to establish your business or make a smart investment, this property offers excellent value and potential. Don't miss out on this exceptional opportunity! Contact us today for more details.

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