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712 16 AVENUE NW FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Calgary, Alberta


Listing ID:
30049


MLS ID:
A2208163

\$648,900



 **HANIFF SHARIFF**
 (403) 457-4292

 Royal LePage Mission Real Estate
 403-457-4292

 712 16 Avenue NW, Calgary , Alberta T2M 0J8

Transaction Type

For Sale

Days On Market

146

Zoning

C-COR1

Subdivision

Mount Pleasant

Building Type

Mixed Use

Year Built

1948

Structure Type

Multi Unit

Property Type

Commercial

Property Sub Type

Mixed Use

Legal Plan

2934O

Building Area (Sq. Ft.)

924.00

Building Area (Sq. M.)

85.84

Lot Size (Sq. Ft.)

5317

Lot Size (Acres)

0.12

Inclusions

N/A

Restrictions

Call Lister

Reports

Title

An exceptional opportunity to own a versatile commercial property on one of Calgary's busiest corridors—16 Avenue NW. With no use restrictions, this prime space 928 sqf with unfinished basement for storage is perfectly suited for a retail business, professional office . or non-profit organization. Benefit from maximum exposure along a major arterial route that sees between 25,000 to 50,000 vehicles per day, offering unmatched visibility and constant foot and vehicle traffic. The property enjoys easy access from key roadways, making it convenient for clients, staff, and deliveries. Whether you're an investor or an owner-occupier ready to grow your business, this high-traffic, high-potential location is a strategic asset. Don't miss your chance to secure a spot in this thriving northwest Calgary hub—opportunities like this are rare.

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