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2160, 4150 109 AVENUE NE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta



Listing ID:
30889


MLS ID:
A2228841

\$32



 **JIM LEE**
 (403) 617-0438

 Century 21 Bravo Realty
 403-250-2882

 2160, 4150 109 Avenue NE, Calgary , Alberta T3N 2B3

Transaction Type For Lease	Days On Market 82	Lease Amount 32.00
Lease Frequency Annually	Subdivision Stoney 3	Year Built 2021
Structure Type Retail	Property Type Commercial	Property Sub Type Retail
Building Area (Sq. Ft.) 1358.00	Building Area (Sq. M.) 126.16	Inclusions N/A
Restrictions Board Approval, Landlord Approval	Reports Call Lister	

Welcome to this opportunity to be a tenant at the very extremely busy and bustling Business Park area of Jacksonport! This brand new unit of 1,358SF is ready for a tenant to build this unit to their desired design buildout for their business at a reasonable market rent. With exposure and signage that is facing Country Hills Blvd with over tens of thousands of daily passing vehicles, this unit stands out! Current zoning of I-C allows for various Retail and Consumer services but not limited to various industrial uses. Landlord is negotiable and will to give inducements to the right tenant. Asking NET rent is \$32.00/SF and operating cost at \$15.00/SF

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