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311, 32 WESTWINDS CRESCENT NE FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Calgary, Alberta

Listing ID:
31673

MLS ID:
A2247532

\$1,550,000



 **AUSTIN COWLEY**
 (403) 889-7314

 Town Residential
 403-270-2440

 311, 32 Westwinds Crescent NE, Calgary , Alberta T3J 5L3

Transaction Type For Sale	Title Fee Simple	Days On Market 221
Zoning DC (pre 1P2007)	Subdivision Westwinds	Building Type Condo Complex,Mixed Use,Office Building,School,See Remarks,Warehouse
Year Built 2007	Structure Type Industrial	Property Type Commercial
Property Sub Type Industrial	Legal Plan 0611843	Building Area (Sq. Ft.) 4222.00
Building Area (Sq. M.) 392.23	Roof Flat	Cooling Central Air
Inclusions Negotiable	Restrictions Airspace Restriction,Restrictive Covenant,Restrictive Covenant-Building Design/Size,Utility Right Of Way	Reports Floor Plans,Survey Plan,Title

Prime Office / Industrial / School Space For Sale in Westwinds, Calgary North East. This versatile unit offers 4,222 sq. ft. of prime multi use space across two levels in Calgary's North East Quadrant in the community of Westwinds. Located near the Calgary International Airport with easy access to Stoney Trail and Deerfoot Trail, it's a convenient and accessible spot for various professional or light industrial uses. Previously approved for a college / school for 60+ students, this space is perfect for educational institutions, training centres, or professional offices. The layout is flexible, allowing for easy customization to meet your needs. Contact us today to schedule a private showing and see how this space can work for your business.

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