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601 MARSH ROAD NE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
33170

MLS ID:
A2274346

\$1,245,000



 **WEI LIAO**
 (403) 294-1500

 CIR Realty
 403-294-1500

 601 Marsh Road NE, Calgary , Alberta T2E5B4

Transaction Type For Sale	Days On Market 150	Zoning MU-2 f4.0h34
Subdivision Bridgeland/Riverside	Year Built 1946	Structure Type Mixed Use
Property Type Commercial	Property Sub Type Mixed Use	Legal Plan D
Building Area (Sq. Ft.) 977.00	Building Area (Sq. M.) 90.77	Lot Size (Sq. Ft.) 5597
Lot Size (Acres) 0.13	Inclusions NA	Restrictions See Remarks
Reports		
Title		

This is a prime opportunity to acquire a versatile 977 square foot retail property in the highly sought-after inner-city community of Bridgeland/Riverside, Calgary. Located at 601 Marsh Road NE, this freestanding, wood-frame building, originally built in 1946, sits on a substantial 5600+ square foot lot with favourable C-COR2 zoning, providing excellent flexibility for various retail, service, or professional business ventures. The strategic location offers superb exposure to a dense, established, and affluent customer base, and the property is fully serviced with public water and sewer. Very good for re-develop and investment purposes.

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