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617 8 AVENUE SW FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
33534

MLS ID:
A2278067

\$2,400,000



 **ESTELLE TRAN**
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 617 8 Avenue SW, Calgary , Alberta T2P 1H1

Transaction Type For Sale	Days On Market 112	Zoning CR20-C20/R20
Subdivision Downtown Commercial Core	Building Type See Remarks	Year Built 1973
Structure Type None	Property Type Commercial	Property Sub Type Business
Legal Plan A1	Building Area (Sq. Ft.) 12300.00	Building Area (Sq. M.) 1142.70
Construction Type Concrete	Roof Asphalt	Inclusions None
Restrictions None Known	Reports Title	

Globe Cinema is a distinctive entertainment and commercial property for sale in downtown Calgary, located at 617 8 Avenue SW in the Downtown West End. This two-storey building totaling approximately 12,300 square feet offers a rare opportunity for entertainment venues, live performance space, cinema use, creative office, or event-oriented ownership in Calgary's downtown core. Positioned along 8 Avenue SW, the property benefits from strong street exposure, high pedestrian traffic, and immediate access to CTrain stations, public transit, office towers, hotels, restaurants, and residential developments. The building was renovated in 1995 and offers flexible interior potential suitable for a variety of cultural, creative, and commercial uses. Zoning supports a broad range of downtown commercial and entertainment-related uses (subject to City approvals). Globe Cinema represents a unique opportunity to acquire a well-known downtown Calgary entertainment property within an established cultural corridor.

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