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118, 10748 74 STREET SE FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Calgary, Alberta

Listing ID:
33881

MLS ID:
A2284012

\$565,000



 **PIPAN KUMAR**
 (403) 250-2882

 Century 21 Bravo Realty
 403-250-2882

 118, 10748 74 Street SE, Calgary , Alberta T2C 5N6

Transaction Type For Sale	Days On Market 26	Zoning I-G
Subdivision East Shepard Industrial	Year Built 2017	Structure Type Industrial
Property Type Commercial	Property Sub Type Industrial	Legal Plan 1711703
Building Area (Sq. Ft.) 2500.00	Building Area (Sq. M.) 232.26	Parking 3
Inclusions N/A	Restrictions Board Approval	Reports Aerial Photos, Building Plans, Condo/Strata Bylaws

This 2,500 ± SF industrial condo unit offered in shell condition, is ideal for users looking to design and build to suit. The unit features one drive-in overhead door and the opportunity to construct a mezzanine (subject to approvals). Three (3) assigned parking stalls included. Located near the Amazon fulfillment warehouse and backing directly onto Stoney Trail, providing excellent access to major transportation routes. Well suited for light industrial, service commercial, or contractor uses.

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