

The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

4166, 3961 52 AVENUE NE FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Calgary, Alberta

Listing ID:
34120

MLS ID:
A2287847

\$727,000



 **JASWINDER JOHAL**
 (403) 651-0700

 Real Estate Professionals Inc.
 403-547-4102

 4166, 3961 52 Avenue NE, Calgary , Alberta T3J 0J7

Transaction Type For Sale	Days On Market 64	Zoning DC (pre 1P2007)
Subdivision Westwinds	Building Type Warehouse	Year Built 2007
Structure Type Industrial	Property Type Commercial	Property Sub Type Warehouse
Legal Plan 0813038	Building Area (Sq. Ft.) 1758.00	Building Area (Sq. M.) 163.32
Footprint (Sq. Ft.) 1758	Heating Overhead Heater(s),Natural Gas	Access to Property Airport Nearby,Mixed,Public Transportation Nearby,Strip Shopping Mall
Inclusions NA	Restrictions None Known	Reports Floor Plans

GROUND FLOOR !! MOVE-IN-READY VACANT COMMERCIAL / WAREHOUSE/INDUSTRIAL/RETAIL FLEXIBLE USERS W/POTENTIAL FOR MEZZANINE. FRONT LOAD OVERHEAD DOOR 9W'X10H' FOR DOCKING/LOADING IS A PLUS!! CLEAR 24' CEILING HEIGHT. 1 BATHROOM IS FINISHED LOCATED CORNER OF MCKNIGHT X METIS' IN BUILDING 4000. GREAT INVESTMENT SURROUNDED BY MIXED USE BUSINESSES.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.