



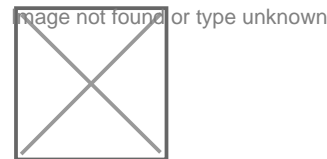
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Regional Contact

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123 ANY STREET NW FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location

Calgary, Alberta

Listing ID:

34724

MLS ID:

A2298580

\$108,000



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123 Any Street NW, Calgary , Alberta T2E 8S7

Transaction Type For Sale	Days On Market 2	Zoning C-COR1 f6.0h38
Subdivision Crescent Heights	Year Built 1997	Structure Type Retail
Property Type Commercial	Property Sub Type Retail	Legal Plan 9710708
Building Area (Sq. Ft.) 238.00	Building Area (Sq. M.) 22.11	Inclusions N/A
Restrictions None Known	Reports Call Lister	

This freshly renovated commercial unit presents a rare opportunity to secure a foothold in one of the region's most active cultural shopping destinations. Positioned within a vibrant mall anchored by authentic Asian cuisine and specialty grocery stores, the property benefits from an established ecosystem of local services and retail. The recent upgrades ensure a modern, professional environment that is ready for immediate occupancy, allowing a new owner or tenant to bypass the delays and costs typically associated with interior construction. The strategic location offers exceptional visibility and a steady stream of customer traffic throughout the week. Because the surrounding mall serves as a destination for both essential daily shopping and weekend leisure, the unit enjoys high-density foot traffic during peak lunch hours and throughout the weekend. This consistent activity provides a premier environment for retail ventures, professional offices, or service-oriented businesses looking to capitalize on a loyal and diverse demographic. Practicality meets potential with ample on-site parking and excellent accessibility for both clients and employees. Whether the objective is to expand a commercial portfolio with a stable, income-generating asset or to launch a new business in a turnkey space, this property offers a seamless transition. Its compact size and move-in-ready condition make it a versatile choice for entrepreneurs who require a professional presence within a high-growth area renowned for its unique atmosphere and commercial resilience.

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