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2140, 151 SKY VIEW BAY NE FOR SALE



Commercial Real Estate > Commercial Property for Sale

Location
Calgary, Alberta



Listing ID:
35063


MLS ID:
A2306345

\$1,062,600



 **KYLE GILL**
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 2140, 151 Sky View Bay NE, Calgary, Alberta T3N 1N6

Transaction Type For Sale	Days On Market 3	Zoning DC
Subdivision Skyview Ranch	Year Built 2024	Structure Type Mixed Use
Property Type Commercial	Property Sub Type Retail	Legal Plan 2411760
Building Area (Sq. Ft.) 1932.00	Building Area (Sq. M.) 179.49	Inclusions N/A
Restrictions Board Approval	Reports Building Plans,Condo/Strata Bylaws,Site Plans	

Welcome to 151 Skyview Bay NE! Presenting a ±1,932 sq. ft. retail unit for sale in a well-designed mixed-use building constructed in 2024, featuring 29 residential townhomes above and located directly across from a ±120-unit rental apartment building. This prime location offers excellent exposure and consistent built-in foot traffic from surrounding residents, making it ideal for a variety of uses including a grocery/convenience store, vape shop, Indian tiffin service/take-out concept, denture clinic, psychiatry/psychology practice, and other professional or service-based businesses. Only 3 units remaining, making this a rare opportunity for both owner-users and investors to secure space in one of NE Calgary's growing communities. Don't miss out!

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