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## 119, 738 3RD AVENUE SW FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Calgary, Alberta

**Listing ID:**  
28124

**MLS ID:**  
A2136024

**\$1,100,000**



 **CAIFFY NAGPAL**  
 (403) 618-8393

 Highline Real Estate Inc.  
 403-618-8393

 119, 738 3rd Avenue SW, Calgary , Alberta T2P 0G7

<b>Transaction Type</b>	<b>Days On Market</b>	<b>Zoning</b>
For Sale	598	DC
<b>Subdivision</b>	<b>Building Type</b>	<b>Year Built</b>
Eau Claire	Commercial Mix	2009
<b>Structure Type</b>	<b>Property Type</b>	<b>Property Sub Type</b>
Mixed Use	Commercial	Mixed Use
<b>Legal Plan</b>	<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>
9310779	2515.00	233.65
<b>Inclusions</b>	<b>Restrictions</b>	<b>Reports</b>
N/A	Board Approval	Condo/Strata Bylaws

Huge Price Reduction - Rare Opportunity - Retail condo for sale at the Prince's Crossing. Located in the popular Eau Claire district, steps to Calgary's famous Peace Bridge on the Bow River, Calgary's City Pathway system, one block to Prince's Island Park, and an easy walk to trendy Kensington. Great location walking paths, shops, restaurants, and downtown entertainment venues. Unit is recently renovated and possibility to divide the unit into 2 units. Additional features include, underground heated one parking and 24 hour security. Please do not bother the business owner.

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