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## 1914 & 1918 CENTRE STREET NE FOR SALE

Commercial Real Estate > Commercial Property for Sale





**Location**  
Calgary, Alberta



**Listing ID:**  
29095


**MLS ID:**  
A2190360

**\$3,250,000**



 **THOMAS YEUNG**  
 (403) 254-5315

 Sotheby's International Realty Canada  
 403-254-5315

 1914 & 1918 Centre Street NE, Calgary , Alberta T2E2S8

**Transaction Type**

For Sale

**Days On Market**

154

**Zoning**

DC

**Subdivision**

Tuxedo Park

**Year Built**

1958

**Structure Type**

Office

**Property Type**

Commercial

**Property Sub Type**

Mixed Use

**Legal Plan**

2129O

**Building Area (Sq. Ft.)**

13627.00

**Building Area (Sq. M.)**

1265.98

**Lot Size (Sq. Ft.)**

13627

**Lot Size (Acres)**

0.31

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

Environmental Phase 1

Extremely Rare Inner-City commercial and residential Mixed use land. High visibility facing Centre ST corner lot with back lane with a total of 13,627 Square Feet. Currently Zoned to build up to 4 stories (12 meters) high with FAR 2 for commercial or 48 unit apartment building. City of Calgary Local Area Plan allows building up to 12 stories with Re-Zoning. Close to Safeway, restaurants and shops. Just steps to many public transit options and future Green Line LRT train station. Also great for long-term investment with higher potential for appreciation in the best area of the city. Don't miss this rare opportunity and don't delay. Small Bungalow on currently sits on the Site with 4 bedrooms and 2 bathrooms. Contact for more details.

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