

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.

2, 4616 6A STREET NE FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationCalgary, Alberta

Listing ID: 29225

MLS ID: A2192196

\$570,000



[△] EDDIE LI

(403) 667-3388

■ Grand Realty

403-460-3888

2, 4616 6A Street NE, Calgary, Alberta T2E4B5

Transaction Type

For Sale

Days On Market

Zoning I-G

271

Subdivision

Greenview Industrial Park

Structure Type Industrial

Property Type

1978

Year Built

Commercial

Property Sub Type

Legal Plan

Industrial

1512289

Building Area (Sq. Ft.)

Building Area (Sq. M.)

Inclusions

2990.00

277.78

n/a

Restrictions None Known Reports

Condo/Strata Bylaws

Aggressively priced below Units # 1 & 5 in the complex. Bay has 2,248 SF on Main & 742 SF for the Mezzanine – a total of 2,990 SF space per the Condo Plan; Gross Lease on M-T-M term, Tenants paying own electricity --- Condo fee (covers gas / water & sewer) @ \$ 782.63. Building's mechanical design: Utility room (furnace & hot water tank) in Bays 2, 3 & 5 respectively; adjoining units (Bay 1 vs. 2; Bay 4 vs. 3) via share use (with cost splitting for such items' upkeep). Ideal for Owner Operator or Investors. Realtors – please note Private Remarks. [Caution: Commercial loan financing requirements] ** Ceiling Height 19' and power 200 AMP **

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.