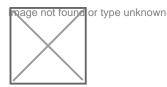


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 9055 INNOVATION AVENUE SE FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**Calgary, Alberta

Listing ID: 30345

MLS ID: A2215623

\$6,950,000



A MARK BIZEK

■ CDN Global Advisors Ltd.

**403-531-4336** 

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9055 Innovation Avenue SE, Calgary, Alberta T3S 0B5

**Transaction Type** 

For Sale

Title

Fee Simple

**Days On Market** 

124

Zoning DC-56

Subdivision

Shepard Industrial

**Building Type** 

Free-

Standing, Manufacturing, Warehouse

Year Built

2018

Structure Type Industrial

**Property Type** 

Commercial

**Property Sub Type** 

Industrial

Legal Plan 1910388

Building Area (Sq. Ft.)

15925.00

Building Area (Sq. M.)

1479.47

Lot Size (Sq. Ft.)

191664

Lot Size (Acres)

4.40

**Construction Type** Metal Frame, Metal Siding Roof Metal Inclusions Make-Up Air

Restrictions

Reports

Call Lister Building Plans, Call Lister

• Unique stand-alone Service/Manufacturing building with yard in Shepard Industrial Business Park • Great location with quick access to Stoney Trail and Glenmore Trail SE • Ready for 10 Ton Bridge Crane with 18'+ hook height • Electric Gates and doors

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