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RETAIL FOR SALE

Businesses and Franchises for Sale > Business for Sale





Location
Calgary, Alberta



Listing ID:
30366


MLS ID:
A2214334

\$749,900



 **TARJINDER DHILLON**
 (403) 870-0001

 Century 21 Bravo Realty
 403-250-2882

 121, 7 Westwinds Crescent NE, Calgary , Alberta T3J 5H2

Transaction Type For Sale	Days On Market 3	Business Type Retail
Zoning R-CG	Subdivision Crescent Heights	Year Built 2018
Structure Type Retail	Property Type Commercial	Property Sub Type Retail
Legal Plan 0611243	Building Area (Sq. Ft.) 2100.00	Building Area (Sq. M.) 195.09
Inclusions N/A	Restrictions None Known	Reports None

This well-maintained commercial property offers a strong income stream with multiple tenants already in place. The main floor features approximately 1,500 sq ft and is currently leased to a grocery store, ensuring consistent foot traffic and visibility. The upper floor includes three separately leased office spaces, along with a spacious reception area, kitchen, and a bathroom, providing functionality and appeal for professional tenants. Prime location with great access and long-term leasing stability makes this an ideal addition to any investor's portfolio.

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