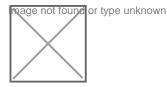


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201-217 4 STREET NE FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationCalgary, Alberta

Listing ID:

31074

MLS ID: A2233524

\$13,100,000



△ JOHN OLIVERIO

2 (403) 540-4838

RE/MAX House of Real Estate

403-287-3880

201-217 4 Street NE, Calgary , Alberta T2e 0H6

Transaction Type Title Days On Market

For Sale Fee Simple

Zoning Subdivision Structure Type

MU-2 f4.0h34 ,/MUJ-2 Crescent Heights None

Property TypeProperty Sub TypeLegal PlanCommercialMixed Use1332N

Building Area (Sq. Ft.) Building Area (Sq. M.) Lot Size (Sq. Ft.)

26000.00 2415.46 32419

Access to Property

Lot Size (Acres)

Roof

RIat Torch Membrane, Mixed, Tar/Gravel

Back Alley Access, Front and Rear Drive access, Direct Access, Lane, Mixed, On

Flat Torch Membrane, Mixed, Tar/Gravel

Major Traffic Route, Paved Lane, Public

Transportation Nearby, See Remarks

Inclusions
owners owned appliances list will be
Restrictions
Reports

provided None Known RPR

Unlock the potential of this 260' x 125' parcel of premium Calgary real estate. Ideally located in sought-after Crescent Heights with direct access to the lively Bridgeland commercial corridor, this site is perfectly positioned for a landmark mixed-use development. Imagine retail or commercial frontage at street level with multi-family residential above — a rare opportunity to create a signature project in one of Calgary's most dynamic urban communities.

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