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## 130, 246 NOLANRIDGE CRESCENT NW FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Calgary, Alberta



**Listing ID:**  
31439


**MLS ID:**  
A2241028

**\$35**



 **PAUL GILL**  
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 Century 21 Bravo Realty  
 403-250-2882

 130, 246 Nolanridge Crescent NW, Calgary , Alberta T3R 1W9

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 3	<b>Lease Amount</b> 35.00
<b>Lease Frequency</b> Annually	<b>Zoning</b> I-C	<b>Subdivision</b> Nolan Hill
<b>Year Built</b> 2020	<b>Structure Type</b> Retail	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Retail	<b>Legal Plan</b> 2411638	<b>Building Area (Sq. Ft.)</b> 1106.97
<b>Building Area (Sq. M.)</b> 102.84	<b>Lot Size (Sq. Ft.)</b> 52657	<b>Lot Size (Acres)</b> 1.21
<b>Inclusions</b> N/A	<b>Restrictions</b> Call Lister, Restrictive Covenant	<b>Reports</b> Aerial Photos, Building Plans, Call Lister, Condo/Strata Bylaws, Floor Plans, Information Package, Legal Description, Site Plans

Position your business in a dynamic and thriving plaza in the Nolan Hill community. This 1,107 square foot commercial unit, offered in shell condition, is perfect for businesses looking to customize their own space. The plaza is already home to a diverse mix of tenants, including a restaurant, pizza shop, physiotherapy and chiropractic clinic, doctor's office, pharmacy, grocery store, and massage clinic. With several other units still available, this plaza offers a fantastic opportunity for various businesses to thrive in a high-traffic, rapidly growing area. Don't miss your chance to establish your business in this vibrant community.

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