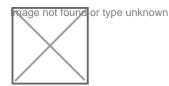


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

9 SOUTHBANK CRESCENT FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationOkotoks, Alberta

Listing ID: 31545

MLS ID: A2244483

\$882,000



△ JOSH PEARCE

2 (403) 267-0000

□ Charles

403-267-0000

9 Southbank Crescent , Okotoks , Alberta T1S 5S8

Transaction Type

For Sale

Days On Market

Zoning **IBP**

Subdivision

Southbank Business Park

Year Built

2025

Structure Type

Mixed Use

Property Type

Commercial

Property Sub Type

Mixed Use

Legal Plan 2412123

Building Area (Sq. Ft.)

65082.00

Building Area (Sq. M.)

6046.27

Inclusions SEE REMARKS

Restrictions

Reports None Known None

The Foundry is a modern, 2025-built commercial condo development offering flexible strata units from 1,187 sq. ft. and up, introductory pricing from \$375 per sq. ft. Featuring high 19.5' ceilings, customizable build-out options, and two storefront styles, one of which includes 12' x 12' drive-in doors. This development is ideal for retail, medical, office, or light-industrial users. Located in the bustling Southbank Business Park just steps from Costco, with excellent access to Hwy 2 and Calgary, and generous parking. Zoned IBP allowing diverse business use—perfect for investors or businesses looking to own a high exposure equity asset in a fastgrowing corridor. Contact listing agents today for more information or to book a showing.

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