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## 9 SOUTHBANK CRESCENT FOR SALE

Commercial Real Estate > Commercial Property for Sale





**Location**  
Okotoks, Alberta

**Listing ID:**  
31545


**MLS ID:**  
A2244483

**\$882,000**



 **JOSH PEARCE**  
 (403) 267-0000

 Charles  
 403-267-0000

 9 Southbank Crescent , Okotoks , Alberta T1S 5S8

<b>Transaction Type</b> For Sale	<b>Days On Market</b> 2	<b>Zoning</b> IBP
<b>Subdivision</b> Southbank Business Park	<b>Year Built</b> 2025	<b>Structure Type</b> Mixed Use
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Mixed Use	<b>Legal Plan</b> 2412123
<b>Building Area (Sq. Ft.)</b> 65082.00	<b>Building Area (Sq. M.)</b> 6046.27	<b>Inclusions</b> SEE REMARKS
<b>Restrictions</b> None Known	<b>Reports</b> 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 fast-growing corridor. Contact listing agents today for more information or to book a showing.

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