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40, 4807 32 STREET SE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta

Listing ID:
32114

MLS ID:
A2256900

\$587,500



 **JULIE STEFAN**
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 Royal LePage Solutions
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 40, 4807 32 Street SE, Calgary , Alberta T2B2X3

Transaction Type For Sale	Title Fee Simple	Days On Market 62
Zoning I-G	Subdivision Golden Triangle	Building Type Condo Complex
Year Built 2008	Structure Type Industrial	Property Type Commercial
Property Sub Type Industrial	Legal Plan 1013245	Building Area (Sq. Ft.) 1870.00
Building Area (Sq. M.) 173.73	Footprint (Sq. Ft.) 1870	Construction Type Concrete
Roof Flat Torch Membrane	Foundation Poured Concrete	Cooling Partial
Heating Overhead Heater(s),Natural Gas,Other	Access to Property Accessible to Major Traffic Route,Paved Road,Public Transportation Nearby	Inclusions N/A
Restrictions None Known	Reports Audited Financial Statements,Condo/Strata Bylaws,Environmental Phase 1,Environmental Phase 2	

Quality Building located in Golden Triangle. Enjoy quick access to Peigan, Stoney, Barlow and Deerfoot Trails. Buildout includes two offices, boardroom and washroom. Two parking stalls (one assigned/one scramble), 200 Amp power, 10' x 12' overhead door and 21'ceilings. Well suited for small business, den for cars, sleds, RV's. Please respect Tenant's Rights. Do Not Disturb Tenant.

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