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328 10 STREET NW FOR SALE

Commercial Real Estate > Commercial Property for Sale



LocationCalgary, Alberta

Listing ID:

32608

MLS ID: A2265757

\$2,999,999



- **△** LEO VANDERLINDEN
- **(403)** 852-2200
- Houston Realty.ca
- **403-245-5245**
- 328 10 Street NW, Calgary , Alberta T2N1W6

Transaction Type

For Sale

Days On Market

21

Zoning

C-COR1 f2.8h13

Subdivision

Sunnyside

Building Type

Commercial Mix, Free-Standing

Year Built 1912

Structure Type

Mixed Use

Property Type Commercial

Property Sub Type

Mixed Use

Legal Plan

24480

Building Area (Sq. Ft.)

Building Area (Sq. M.) 450.58

Lot Size (Sq. Ft.)

Lot Size (Acres) 0.14

4850.00

Footprint (Sq. Ft.)

3000

5995

Construction Type

Brick, Wood Frame

Roof

Flat Torch Membrane, Tar/Gravel

Foundation

Poured Concrete

Cooling Partial

Heating

Forced Air, Natural Gas

Lot Features

Back Lane, Near Public Transit

Access to Property

Commercial Amenities

Storefront

Accessible to Major Traffic Route, Direct

Access, On Major Traffic Route, Paved Lane, Public Transportation Nearby

Inclusions N/A

Reports

Restrictions

Floor Plans, RPR Without None Known

Compliance, Site Plans, Title

Prime Character Kensington building, facing 10 St with 2850 sq ft retail on the main level and 2000 sq ft office on the 2nd level. Main floor tenants have leases in place until Feburary 2029. Second floor office space is on a month to month tenancy so could be available for owner user.

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