

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.

110, 4623 BOWNESS ROAD NW FOR LEASE



Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta



Listing ID:
32796


MLS ID:
A2269093

\$35



 **PAUL GILL**
 (403) 681-3406

 Century 21 Bravo Realty
 403-250-2882

 110, 4623 Bowness Road NW, Calgary , Alberta T3B 0B2

Transaction Type For Lease	Days On Market 145	Lease Amount 35.00
Lease Frequency Annually	Zoning MU-2 f3.0h16	Subdivision Montgomery
Building Type Mixed Use	Year Built 2020	Structure Type Retail
Property Type Commercial	Property Sub Type Retail	Legal Plan 5439FW
Building Area (Sq. Ft.) 1375.00	Building Area (Sq. M.) 127.74	Lot Size (Sq. Ft.) 5995
Lot Size (Acres) 0.14	Inclusions N/A	Restrictions None Known

Reports

Call Lister, Floor Plans

Store front retail/medical opportunity in Montgomery facing the highly traffic of Bowness Road. One units available (1375 SF) that in shell condition. Property is approved for a Medi-Spa or fantastic opportunity for uses such as : General Practitioner & Pharmacy , Medical Aesthetics & Spa, Chiropractor, Convenience Store,, Bakery, Sandwich Shop and so much more. Designated staff parking is located at the rear of the property with ample customer street parking. The second floor is tenanted by a child care facility with a separate access to the daycare and play area. The property has tons of foot traffic and amenities nearby.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.