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2 & 3, 6833 26 AVENUE NE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Calgary, Alberta



Listing ID:
32875


MLS ID:
A2270863

\$35



 **RAFIQ SHAIKH**
 (403) 333-5999

 Keller Williams BOLD Realty
 403-930-4025

 2 & 3, 6833 26 Avenue NE, Calgary , Alberta T1Y6M7

Transaction Type For Lease	Days On Market 20	Lease Amount 35.00
Lease Frequency Annually	Subdivision Pineridge	Year Built 2026
Structure Type Retail	Property Type Commercial	Property Sub Type Retail
Building Area (Sq. Ft.) 1972.00	Building Area (Sq. M.) 183.20	Inclusions NA
Restrictions Landlord Approval	Reports None	

1,972 SF main-floor commercial unit sub lease for Medical Clinic, next to pharmacy. Possession available March 1, 2026. Perfect opportunity for doctors seeking to build a medical location in a high-demand Pineridge NE Calgary corridor. Basic Rent - Year 1-3 \$35 PSF, Year 4-7 \$37 PSF, Year 8-10 \$39 PSF. Operation Cost \$19.47 (TBV). Unit 2 and 3

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