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10455 SOUTHPORT ROAD SW FOR SALE



Commercial Real Estate > Commercial Property for Sale



Location
Calgary, Alberta



Listing ID:
33923


MLS ID:
A2284570

\$3,750,000



 **AMRIT BEDI**
 (403) 414-9191

 Coldwell Banker YAD Realty
 587-897-4141

 10455 Southport Road SW, Calgary , Alberta T2W3X6

Transaction Type For Sale	Days On Market 69	Zoning C-COR3
Subdivision Southwood	Year Built 1970	Structure Type Mixed Use
Property Type Commercial	Property Sub Type Business	Legal Plan 1111111
Building Area (Sq. Ft.) 7200.00	Building Area (Sq. M.) 668.90	Inclusions None
Restrictions None Known	Reports None	

Brand-New Daycare Business for Sale (Business Only) Newly established daycare business available for sale, offering approximately 7,000 sq. ft. of leased space (building/property not included). This is a turnkey opportunity, allowing a new owner to begin operations immediately. The facility is licensed for up to 140 children and is located in a freestanding building featuring both natural and turf outdoor play areas. The property offers over 50 on-site parking stalls and is conveniently situated near a C-Train station, Superstore, and Macleod Trail, providing excellent accessibility and visibility. The interior includes: 9 classrooms, 3 offices, Staff room, Full kitchen Presidential suite on the second floor This is an exceptional opportunity to acquire a modern, fully equipped daycare in a prime location.

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