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## D5, 260300 WRITING CREEK CRESCENT FOR SALE



Commercial Real Estate > Commercial Property for Sale

**Location**  
Rural Rocky View County, Alberta

**Listing ID:**  
34388

**MLS ID:**  
A2292702

**\$180,000**



 **NAIB GEHLOT**  
 (403) 247-5178

 RE/MAX Real Estate (Mountain View)  
 403-247-5178

 D5, 260300 Writing Creek Crescent , Rural Rocky View County , Alberta T4A0X8

<b>Transaction Type</b> For Sale	<b>Title</b> Fee Simple	<b>Days On Market</b> 61
<b>Zoning</b> DC	<b>Subdivision</b> NONE	<b>Nearest Town</b> Calgary
<b>Building Type</b> Shopping Centre	<b>Year Built</b> 2018	<b>Structure Type</b> Retail
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Retail	<b>Building Area (Sq. Ft.)</b> 291.00
<b>Building Area (Sq. M.)</b> 27.03	<b>Inclusions</b> -	<b>Restrictions</b> None Known

#### Reports

Other Documents

Secure a premium corner unit in one of Canada's most distinctive retail environments. This high-visibility space is currently occupied by a thriving hair salon, providing immediate rental income for an investor. Unlike traditional malls where spaces are strictly leased from a developer, this unit is a titled condominium, allowing for true property ownership. This unit is located at intersection of 78 street and 3rd Ave near to West end of mall. Situated directly across from Cross Iron Mills, one of Alberta's busiest shopping destinations, ensuring a constant flow of regional visitors.

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