



6520 36 Street Calgary Alberta

\$464,000

Welcome To #3115-6520 36 Street NE (1391 Sellable SQFT) Metro Mall conveniently located off BUSY 36 ST NE leading to the Airport Tunnel. Unit Next door (#3120 is also available for sale 1,429.45 Sellable SQFT) these modern units are available for possession immediately. This trendy building offers a range of mixed-use opportunities from Retail, Office, to Light Industrial, and is perfect for businesses looking for ample space to thrive.. All units are single title and can be sold individually. Located just a few minutes drive from the Calgary International Airport and within walking distance to the LRT, this unit is highly accessible and conveniently situated. The building comes with ample parking spaces for both customers and employees, providing ease of access and convenience to all. The unit's I-B zoning also makes it ideal for a wide range of uses, such as medical facilities, exercise and fitness studios, yoga studios, financial services, child care facilities, restaurants and bars, and even post-secondary institutions (subject to city approvals) (id:6769)

Listing Presented By:



Originally Listed by:
RE/MAX REAL ESTATE (CENTRAL)

RE/MAX[®]

**RE/MAX REAL ESTATE
(CENTRAL)**

773 Glenmore rd , Calgary, British
Columbia, V1V 3B9

Phone: (403) 850-6722
ctimos@telus.net