



## 5529 3 Street Calgary AB

\$2,900,000

Industrial warehouse with 0.91-acre yard in the heart of Manchester! Excellent opportunity to own a spacious warehouse with yard storage capabilities. Located minutes away from Blackfoot Tr SE, Glenmore Trail SE, McLeod Tr SE, and 58 Avenue SE. Ideal for a wide range of industrial users. Great area close to amenities. Heavy power with Make-up air and compressors. Ample Parking.

Listing Presented By:



Originally Listed by:  
Square 1 Realty Ltd

vanessa@square1realty.ca



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
rsplant@telus.net