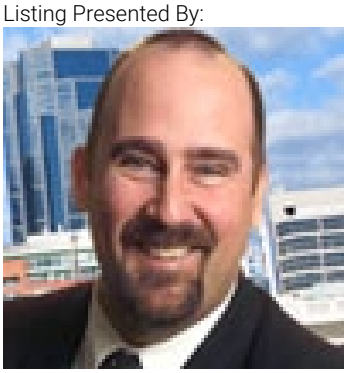


303 19 Street Calgary Alberta

$2,499,999

Exceptional opportunity to acquire a 6,972 sq. ft. office building in a highly visible location along the high-traffic corridor of 19 Street NW. Situated on a prominent corner lot, the property offers excellent exposure, convenient access, dedicated parking, and a functional layout well suited to a variety of professional and business uses. The above-grade level features an inviting lobby, six private offices, two meeting rooms, a storage room, and an open bullpen area. The lower level provides four additional offices, a second bullpen, boardroom, additional storage, staff kitchen, men's and women's washrooms, and a dedicated locker room. The exterior offers additional functionality with an outdoor space, 10 on-site parking stalls, and a convenient drop-off area. The property is currently tenanted, providing an opportunity for an investor seeking an income-producing commercial asset or an owner-user looking for future flexibility. With its prominent corner position, strong 19 Street NW exposure, ample on-site parking, and versatile two-level office configuration, this property presents an excellent opportunity in a well-connected Calgary location. (id:6769)

Listing Presented By:



Originally Listed by:
Century 21 Bamber Realty LTD.

RE/MAX Realty Professionals

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