

# \$1,698,000 - 312 41 Avenue Ne, Calgary

MLS® #A2121293

**\$1,698,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.22 Acres

Greenview Industrial Park, Calgary, Alberta

Rare opportunity for investor or future owner user. Excellent exposure fronting 41st Ave NE, connector road, easy access to Deerfoot, Centre Street, Edmonton Trail. Walking distance to Calgary Transit. This property is zoned I-R: Retail, warehousing and many other options. Building has 3 overhead doors. An investor can purchase this property and subdivide into 2 independent units.

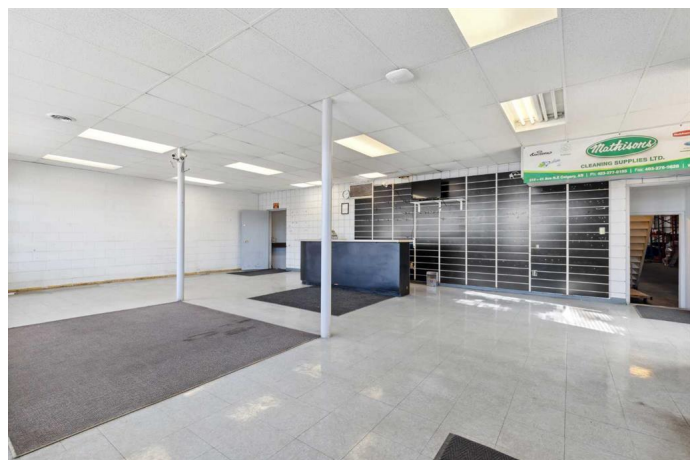
Built in 1969

## Essential Information

MLS® #	A2121293
Price	\$1,698,000
Sold Price	\$1,575,000
Bathrooms	0.00
Acres	0.22
Year Built	1969
Type	Commercial
Sub-Type	Warehouse
Status	Sold

## Community Information

Address	312 41 Avenue Ne
Subdivision	Greenview Industrial Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 2N3



**Additional Information**

Date Listed	April 9th, 2024
Date Sold	October 11th, 2024
Days on Market	185
Zoning	I-R
HOA Fees	0.00

**Listing Details**

Listing Office	MaxWell Capital Realty
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