

\$14 - 2447 42 Avenue Ne, Calgary

MLS® #A2148840

\$14

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

North Airways, Calgary, Alberta

Rare small 1,537 SF of flex/industrial space for near McKnight Boulevard NE and Barlow Trail NE. It is I-B zoning (Industrial Business), which allow a wide variety of office and light industrial uses. The layout approximately 50% of showroom and 50% of warehouse. The office area consists of front reception, two private offices, coffee station and one washroom. The warehouse space includes 21 Ft of clear height, 100 amps, 1 Drive-in door (10 Ft w x 12 Ft h) and 701 SF of concrete bonus mezzanine (free of charge). One reserved parking with ample street parking. Close proximity to McKnight Boulevard, Barlow Trail NE, 32 Avenue NE and Deerfoot Trail NE. Can't find the right space out there? Call to inquire about finding the right space to lease or purchase.

Built in 1983

Essential Information

MLS® #	A2148840
Price	\$14
Sold Price	\$14
Bathrooms	0.00
Acres	0.00
Year Built	1983
Type	Commercial
Sub-Type	Industrial
Status	Sold



Community Information

Address	2447 42 Avenue Ne
Subdivision	North Airways
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 7T6

Amenities

Utilities	Electricity Not Paid For
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Additional Information

Date Listed	July 11th, 2024
Date Sold	August 7th, 2024
Days on Market	27
HOA Fees	0.00

Listing Details

Listing Office	CDN Global Advisors Ltd.
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