



620 Marsh Road NE
Calgary, Alberta

MLS # A2226322



\$35 per sq.ft.

Division:	Bridgeland/Riverside
Type:	Retail
Bus. Type:	-
Sale/Lease:	For Lease
Bldg. Name:	-
Bus. Name:	-
Size:	1,315 sq.ft.
Zoning:	MU-2f4.0h34 Mixed Use - A

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	Asphalt Shingle	Utilities:	-
Exterior:	Wood Frame	Parking:	-
Water:	-	Lot Size:	-
Sewer:	-	Lot Feat:	-
Inclusions:	NA		

Prime Leasing Opportunity on Edmonton Trail & Bridgeland Discover a premium commercial space now available for lease on bustling Edmonton Trail, nestled in the heart of Bridgeland & one of Calgary's most vibrant inner-city communities. This location offers unmatched exposure with high pedestrian and vehicle traffic, making it ideal for businesses looking to thrive in a dynamic urban setting. Highlights: Prime Location: Situated within a dense multi-family residential area, surrounded by essential amenities including retail shops, medical services, and dining establishments. Exceptional Visibility: Benefit from consistent exposure to foot traffic and commuters along Edmonton Trail, a major thoroughfare. Thriving Community: Bridgeland is a hub of activity, offering a perfect blend of urban convenience and neighborhood charm. Versatile Use: Ideal for retail, professional services, or boutique businesses seeking a highly visible and accessible space. Don't miss this rare opportunity to position your business in a sought-after area with the infrastructure and vibrancy to support growth.