



GRASSROOTS
REALTY GROUP

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101, 44 Gateway Drive NE
Airdrie, Alberta

MLS # A2256405



\$399,900

Division: Gateway

Type: Industrial

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 1,166 sq.ft.

Zoning: DC-27-A

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 0.03 Acre

Sewer: -

Lot Feat: -

Inclusions: n/a

Great new office listing for your business. This well-appointed corner office has two offices, a large kitchen area, large bull pen area and plenty of storage. There is plenty of common parking in the front and rear of the building. Great access to highway #2 and great traffic volumes passing by this commercial mixed use Light Industrial Mall. The current zoning is DC27-A which offers many occupancy uses including Commercial School, Financial Service, Health Care, Limited, Office, Personal Service, Industrial Service and Sales and many more. Condo fees are \$415.00 per month, and property taxes are \$430.00 per month. Call now to book your private tour.