



GRASSROOTS
REALTY GROUP

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**2037 26 Avenue SW
Calgary, Alberta**

MLS # A2281409



\$33 per sq.ft.

Division: South Calgary

Type: Retail

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,560 sq.ft.

Zoning: -

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: -

Lot Feat: -

Heating: -

Floors: -

Roof: -

Exterior: -

Water: -

Sewer: -

Inclusions: Liquor Store Inventory and equipment can be negotiated.

LOCATION! LOCATION! LOCATION! You can't beat this location at the junction of South Calgary, Marda Loop and Richmond. This is an incredibly rare opportunity to lease an existing liquor store OR renovate the space to suite another retail use in this well cared for retail building. This unit is 1,560 Sq. Ft. and can be leased WITH the adjacent unit 2035 26 Ave SW which is 773 Sq. Ft. for a total of 2,333 Sq. Ft. There are 15 parking stalls at the rear of the building and street parking on 26th Ave SW. Call your favorite Realtor for more information or to schedule a tour!