



**GRASSROOTS**  
REALTY GROUP

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1700, 6004 Country Hills Boulevard  
Calgary, Alberta

MLS # A2299795



**\$4,100,000**

**Division:** Skyview Ranch

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 5,238 sq.ft.

**Zoning:** Commercial C2

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Very Rare opportunity to acquire an investment condo building located in the prestigious Skyview Landing development located in Skyview. This 5000 sqft+ building is fully built out and leased with two well established long term tenants with strong leases in place. Just sit back and collect rent, this property offers great cash flow and is consistently busy with neighboring tenants including Scotiabank, TD, McDonalds, APEX medical and many others. Full development is almost 100% leased and individual buildings do not come for SALE to often in this development. DO NOT miss this opportunity to acquire a fully leased building in the Heart of the NE call your favorite Realtor today to get more information.