



GRASSROOTS
REALTY GROUP

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**1177, 1185, 1193, 8800 Venture Avenue SE
Calgary, Alberta**

MLS # A2180251

\$2,740,200



Division: Shepard Industrial

Type: Industrial

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 11,370 sq.ft.

Zoning: DC-56

Heating: Natural Gas, Radiant

Addl. Cost: -

Floors: -

Based on Year: -

Roof: Metal

Utilities: -

Exterior: Metal Siding

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: Landscaped, Paved

Inclusions: N/A

11,370 sf Office/Warehouse with 6,000 sf fenced yard located in Shepard Industrial Park with convenient access to 84th Street, Glenmore, Stoney and Deerfoot trails. The warehouse has storage, radiant heat and make up air and 1000 amp power. Bring in the New Year in your new location. This property is also listed for lease.