



**GRASSROOTS**  
REALTY GROUP

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135, 10960 42 Street NE  
Calgary, Alberta

MLS # A2188578



**\$649,900**

**Division:** Saddleridge Industrial

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,390 sq.ft.

**Zoning:** I-B

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** NONE

Good size corner unit in the Jacksonport Square, close to Country hills Blvd & Metis Trail. 1390 sq.ft main level with 1210 sq.ft mezzanine. Interior improvements have commenced, and will be sold with current plans and design.. The second floor mezzanine has been added with no support columns needed on the main floor. Framing, mechanical, and plumbing work has started. The plan shows nine second floor office cabins with a conference room and pantry area. Main floor area designed for a showroom and offices in rear. Great multi office space.