



**3, 1709 8 Avenue NE
Calgary, Alberta**

MLS # A2199154



\$239,000

Division: Mayland

Type: Office

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 900 sq.ft.

Zoning: I-B

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: NA

Prime Office Space for Sale in Mayland Heights – 900 SF This well-located 900 SF office space in Mayland Heights is perfect for businesses seeking convenience and accessibility. The unit features two private offices, a kitchenette, and a washroom, providing a comfortable and functional workspace. Positioned less than 10 minutes from downtown Calgary, this office offers seamless access to major roadways, including Edmonton Trail, 16th Avenue, Barlow Trail, and Deerfoot Trail, ensuring easy commuting for employees and clients alike. Surrounded by a variety of amenities, the location is within close proximity to Calgary Transit, Mayland Shopping Center, restaurants, and other essential services, making it an excellent choice for businesses looking for a central and well-connected office space. Don’t miss this fantastic leasing opportunity in a prime location!