



**GRASSROOTS**  
REALTY GROUP

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4122-4126, 4310 104 Avenue NE  
Calgary, Alberta

MLS # A2280179

**\$1,787,900**



**Division:** Saddleridge Industrial

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 2,237 sq.ft.

**Zoning:** C-COR3 f0.25h16

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Investment Property for Sale &ndash; Busiest Plaza of NE Excellent investment opportunity . The property offers a strong lease rate, and the new buyer will receive a new 5-year lease upon purchase. Features include ample parking, high exposure, and a prime plaza location, making it an ideal asset for investors seeking stable returns. DONT MISS OPPERTUNITY .. CALL FOR MORE DETAILS .