



**GRASSROOTS**  
REALTY GROUP

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2135, 76 Cornerstone Heights NE  
Calgary, Alberta

MLS # A2323381



**\$48 per sq.ft.**

**Division:** Cornerstone

**Type:** Retail

**Bus. Type:** Medical

**Sale/Lease:** For Lease

**Bldg. Name:** Sunstar Crossing

**Bus. Name:** -

**Size:** 1,675 sq.ft.

**Zoning:** C-C1

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Welcome to Sunstar Crossing, a premium commercial development located at 76 Cornerstone Heights NE in Calgary's well-established Cornerstone community. This exceptional leasing opportunity features a 1,675  $\pm$  sq. ft. main floor medical clinic space with exclusive medical clinic rights within the development. Situated directly adjacent to a future Gurdwara and alongside an incoming pharmacy tenant, the property is poised to benefit from strong daily traffic and a built-in customer base. Ideal for family physicians, walk-in clinics, specialists, and other medical practices.