



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

131 & 132, 5700 1 Street SW
Calgary, Alberta

MLS # A2337580



\$1,280,000

Division: Manchester

Type: Warehouse

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 3,682 sq.ft.

Zoning: I-G

Heating: Forced Air, Natural Gas

Floors: -

Roof: Asphalt Shingle

Exterior: -

Water: -

Sewer: -

Inclusions: N/A

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: 0.07 Acre

Lot Feat: -

Walk-in freezer 14ft*13ft, walk-in cooler 7ft*13ft included. Located just off Macleod Trail and Glenmore Trail, this 3,682 square foot commercial unit combines office and warehouse space in one of Calgary's most accessible business corridors. Situated within Summit Park, a well-maintained professional building, and almost directly across from Chinook Centre, Units 131 & 132 offer a versatile, turnkey workspace ideal for small businesses, startups, and service-based users. The property provides convenient access to major roadways, excellent transit connectivity, and a wide range of nearby amenities, making it an attractive opportunity for businesses seeking a central and highly accessible Calgary location.