\$3,750,000 - 4402 17 Avenue Se, Calgary

MLS® #A2153407

\$3,750,000

0 Bedroom, 0.00 Bathroom, Commercial on 0.00 Acres

Forest Lawn, Calgary, Alberta

2 Storey building on 17th Ave SE For Sale, Main Floor is leased to restaurant and lounge, 2nd floor has 8 apartment units and fully rented. property with two vacant sites behind the building included in price and used for parking. Building available with existing restaurant and lounge tenants or available with main floor vacant. Priced below replacement cost. Lower level is developed with 2434 Sq. Ft, Total including lower level 17,580 Sq. Ft. Land size including extra parking 21,700 Sq. Ft.



Essential Information

MLS® # A2153407 Price \$3,750,000

Bathrooms 0.00 Acres 0.00 Year Built 1992

Type Commercial

Sub-Type Business

Status Active

Community Information

Address 4402 17 Avenue Se

Subdivision Forest Lawn

City Calgary
County Calgary
Province Alberta







Postal Code T2A 0T6

Interior

Heating Forced Air, Natural Gas

Cooling Central Air, Full

Exterior

Roof Clay Tile

Additional Information

Date Listed July 26th, 2024

Days on Market 457

Zoning MU-1 DC

Listing Details

Listing Office Grey Rock Properties

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