

\$125,000 - 59, 260300 Writing Creek Crescent, Balzac

MLS® #A2214682

\$125,000

0 Bedroom, 0.00 Bathroom,
Commercial on 4.00 Acres

NONE, Balzac, Alberta

TURNKEY AND READY TO START SELLING, WITH FULL BUILDOUT AND INVENTORY!! This is your opportunity to own a beautifully designed, thoughtfully curated retail unit in the heart of New Horizon Mall. Currently operating as a high-end luxury lingerie store, this space is ready for the next visionary owner to step in and make their mark.

Over \$50,000 in professional renovations have transformed this unit into a stunning, upscale boutique, with every detail crafted by top-tier interior designers. The elegant finishes, custom displays, and intimate lighting all work together to create a one-of-a-kind shopping experience that feels both exclusive and inviting.

Included in the sale is \$116,000 worth of inventory (resale value), offering immediate value. Whether you continue the current concept or rebrand, the infrastructure is in place to support a premium retail business. New Horizon Mall continues to grow as a diverse shopping destination, and this unit stands out as one of the most beautifully finished in the entire development. The existing business concept was developed with care, intention, and a deep understanding of its niche market.



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Built in 2018

Essential Information

| | |
|------------|------------|
| MLS® # | A2214682 |
| Price | \$125,000 |
| Bathrooms | 0.00 |
| Acres | 4.00 |
| Year Built | 2018 |
| Type | Commercial |
| Sub-Type | Retail |
| Status | Active |

Community Information

Address 59, 260300 Writing Creek Crescent



| | |
|-------------|-------------------|
| Subdivision | NONE |
| City | Balzac |
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T4A0X8 |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 25th, 2025 |
| Days on Market | 54 |
| Zoning | DC |

Listing Details

| | |
|----------------|--------------------------|
| Listing Office | The Real Estate District |
|----------------|--------------------------|

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