

# \$7,000,000 - N/A, Calgary

MLS® #A2256251

**\$7,000,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

N/A, Calgary, Alberta

This brand-new, purpose-built shopping centre offers over 16,500 sq. ft. across three levels and is projected to deliver an impressive 6.5% cap rate. Strategically positioned in a high-traffic, high-visibility location, this property blends premium retail, office, and service spaces designed to accommodate a diverse range of uses.

The best part? The centre will be 100% leased prior to closing, ensuring a strong and diversified tenant mix and providing immediate, stable cash flow from Day 1. This is a rare opportunity to acquire a pristine, fully-occupied, income-producing asset in one of Calgary's most sought-after areas – a true turnkey investment offering long-term stability and growth potential.

Built in 2023

## Essential Information

MLS® #	A2256251
Price	\$7,000,000
Bathrooms	0.00
Acres	0.00
Year Built	2023
Type	Commercial
Sub-Type	Mixed Use
Status	Active

## Community Information



Address	N/A
Subdivision	N/A
City	Calgary
County	Calgary
Province	Alberta

### **Additional Information**

Date Listed	September 15th, 2025
Zoning	I-C

### **Listing Details**

Listing Office	eXp Realty
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