

\$5,500,000 - 1231 10 Avenue Sw, Calgary

MLS® #A2205113

\$5,500,000

0 Bedroom, 0.00 Bathroom, 9,975 sqft
Other on 0.52 Acres

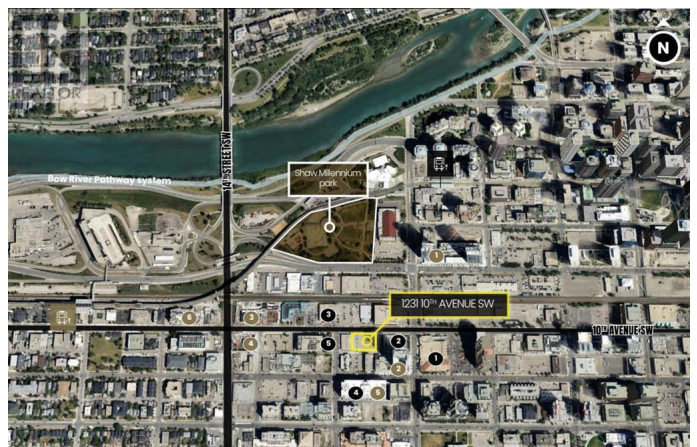
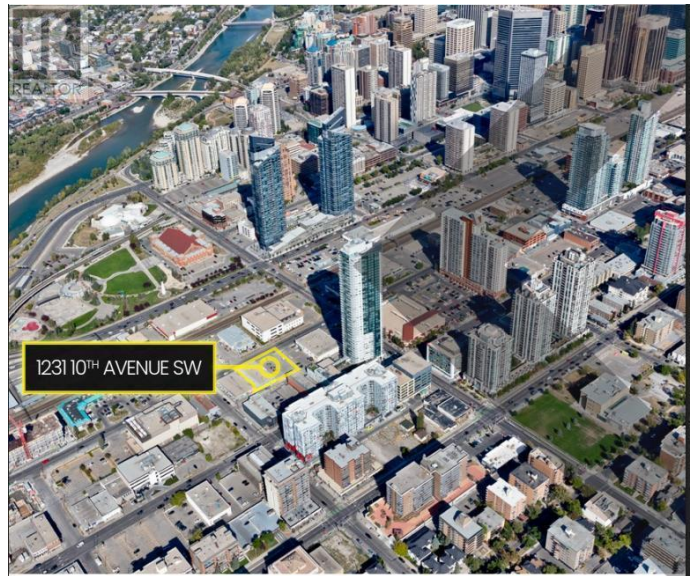
Beltline, Calgary, Alberta

Click brochure link for more details. Prime future development site! Four year sale-leaseback offering exceptional holding income/yield 1231 10th Avenue SW is a 22,770 square foot future mixed-use redevelopment site located in the west end of Calgary's popular Beltline District. The property's high-profile location offers excellent access to the Downtown Core while enjoying the numerous dining, shopping, recreation, and entertainment offerings of an inner-city location. The site is zoned for high-density mixed-use development allowing for a maximum density of 8 times site area. The existing 9,975 square foot retail building is fully leased to Vistek Camera Store. The Vendor is willing to offer a sale leaseback to include a four year term at a lease rate of \$16.00 per square foot. The area immediately surrounding the Property has seen a number of recent and successful multi-residential developments providing a strong business model for future redevelopment of the Property and the strengthening demand for West Beltline development opportunities. • (id:6289)

Built in 1900

Essential Information

Listing #	A2205113
Price	\$5,500,000



Bathrooms	0.00
Square Footage	9,975
Acres	0.52
Year Built	1900
Type	Other

Community Information

Address	1231 10 Avenue Sw
Subdivision	Beltline
City	Calgary
Province	Alberta
Postal Code	T3C0J3

Listing Details

Listing Office Honestdoor Inc.



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