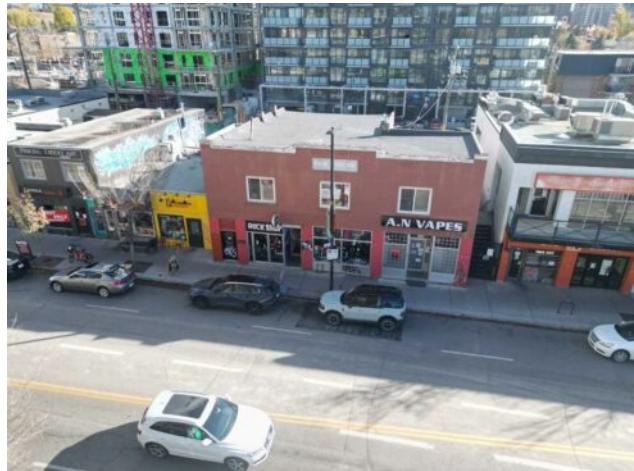


328 10 Street NW
Calgary, Alberta

MLS # A2265757

\$2,999,999

Division: Sunnyside
Type: Mixed Use
Bus. Type: -
Sale/Lease: For Sale
Bldg. Name: -
Bus. Name: -
Size: 4,850 sq.ft.
Zoning: C-COR1 f2.8h13



Heating:	Forced Air, Natural Gas	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	Flat Torch Membrane, Tar/Gravel	Utilities:	-
Exterior:	Brick, Wood Frame	Parking:	-
Water:	-	Lot Size:	0.14 Acre
Sewer:	-	Lot Feat:	Back Lane, Near Public Transit
Inclusions:	N/A		

Prime Character Kensington building, facing 10 St with 2850 sq ft retail on the main level and 2000 sq ft office on the 2nd level. Main floor tenants have leases in place until February 2029. Second floor office space is on a month to month tenancy so could be available for owner user.