



1123, 4058 109 Avenue NE  
Calgary, Alberta

MLS # A2270420



**\$28 per sq.ft.**

**Division:** Stoney 3

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,200 sq.ft.

**Zoning:** -

**Addl. Cost:** -

**Based on Year:** -

**Utilities:** -

**Parking:** -

**Lot Size:** -

**Lot Feat:** -

**Heating:** -  
**Floors:** -  
**Roof:** -  
**Exterior:** -  
**Water:** -  
**Sewer:** -  
**Inclusions:** n/a

Discover this brand new, never-occupied 1200 sq. ft. retail bay available for lease in the highly sought-after Jacksonport NE area. Perfectly suited for a wide range of business uses — from retail to professional offices — this space offers flexibility and modern functionality to meet your commercial needs. Featuring IC (Industrial Commercial) zoning, this unit allows for a variety of business operations, providing excellent exposure and accessibility in one of northeast Calgary's fastest-growing commercial hubs. The bay includes high ceilings, large front windows for natural light and signage visibility, and ample customer parking. Whether you're launching a new venture or expanding your business footprint, this brand-new unit offers an ideal space in a vibrant and convenient location.