

# \$2,250,000 - 1502 10 Avenue Sw, Calgary

MLS® #A2195396

**\$2,250,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Sunalta, Calgary, Alberta

Location has high exposure on 14 street. Ideal location for Retail Store or Future Redevelopment or holding property with revenue. The property has revenue leases for the Cell Tower and Pattison Billboard sign. The lot is rectangle and with just over 9500 square feet. The building is just over 3200 square feet. Currently the building is operating as a retail outlet and print shop. Pre application has been started giving opportunity to a 10 storey building with retail on main floor and apartment suites on the upper floors. The site currently has in three revenue streams ... Cell tower, Billboard and potential for building Lease.

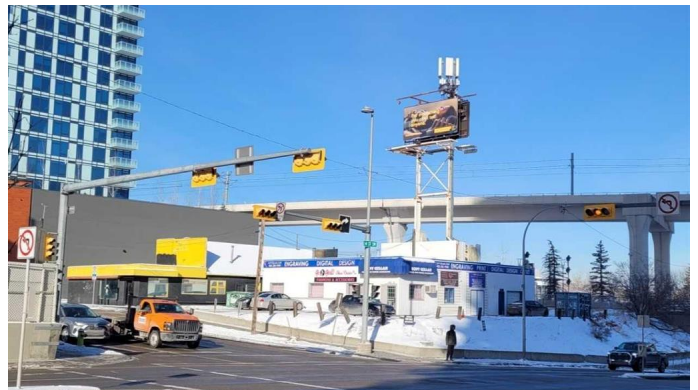
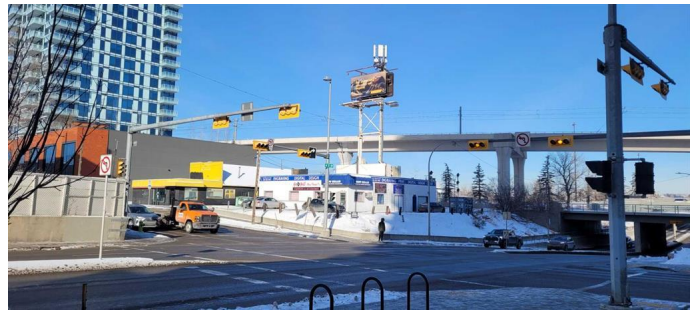
Built in 1950

## Essential Information

MLS® #	A2195396
Price	\$2,250,000
Bathrooms	0.00
Acres	0.00
Year Built	1950
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address	1502 10 Avenue Sw
Subdivision	Sunalta



City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0J5

### **Amenities**

Parking Spaces	12
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### **Additional Information**

Date Listed	February 19th, 2025
Days on Market	79
Zoning	Commercial

### **Listing Details**

Listing Office	RE/MAX Realty Professionals
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