

# \$27 - 6104 Bowness Road Nw, Calgary

MLS® #A2140299

**\$27**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.12 Acres

Bowness, Calgary, Alberta

Amazing location! High traffic and visibility. You can continue to operate as a convenience store(no need to buy business) or establish your professional office here. Newer attractive stucco building built in 2016. 1,349 SF on the main floor with washroom and storage room. Lower level is 1,377 SF(\$12 PSF Net) perfect for storage or expand into office rooms. (both floors must be leased together). Land use is C-N1 so many different uses are possible such as restaurant food service only, retail goods, café, financial institution, etc. Plenty open parking on the streets. Please do not approach staff. Tour by appointment only. \*No liquor or cannabis use.

Built in 2016

## Essential Information

MLS® #	A2140299
Price	\$27
Bathrooms	0.00
Acres	0.12
Year Built	2016
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address	6104 Bowness Road Nw
Subdivision	Bowness



City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 0E1

### **Additional Information**

Date Listed	June 11th, 2024
Days on Market	403
Zoning	C-N1

### **Listing Details**

Listing Office	Century 21 Bravo Realty
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