

# \$950,000 - Unit #12, 3510 27 Street Ne, Calgary

MLS® #A2195030

**\$950,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Horizon, Calgary, Alberta

Amazing Opportunity! This 3,029 sq. ft. space, plus a 410 sq. ft. mezzanine, is in a highly sought-after location with quick access to Barlow Trail, 16th Avenue, and 32nd Avenue. The property features a 14 ft. loading door, three bathrooms, office space, and ample parking with four assigned stalls plus six visitor parking spaces.

Enjoy low condo fees—only \$500 per month, which includes water, garbage collection, snow removal, lawn care, and landscaping.

Great for owner-users and investors alike! Whether you're looking to establish your business or make a smart investment, this property offers excellent value and potential.

Don't miss out on this exceptional opportunity! Contact us today for more details.

Built in 1981

## Essential Information

MLS® #	A2195030
Price	\$950,000
Bathrooms	0.00
Acres	0.00
Year Built	1981
Type	Commercial
Sub-Type	Industrial



Status                      Active

### Community Information

Address                      Unit #12, 3510 27 Street Ne  
Subdivision                  Horizon  
City                            Calgary  
County                        Calgary  
Province                      Alberta  
Postal Code                  T1Y 5E2

### Amenities

Parking Spaces            4

### Additional Information

Date Listed                  February 15th, 2025  
Days on Market            131  
Zoning                        I-G

### Listing Details

Listing Office               Century 21 Bamber Realty LTD.

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.