

# \$13 - 3677 19 Street Ne, Calgary

MLS® #A2210792

**\$13**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

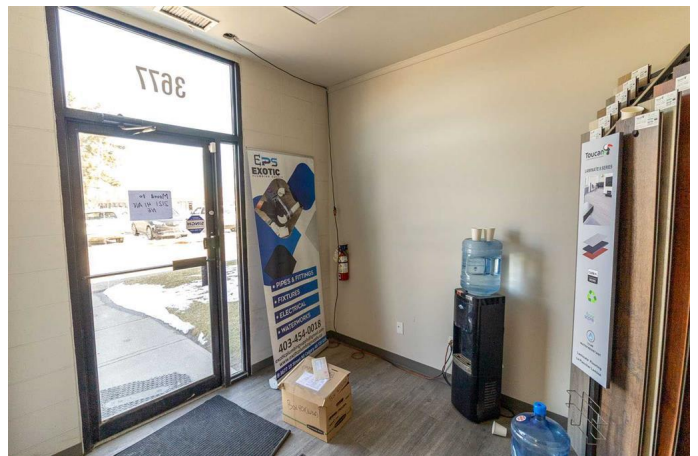
North Airways, Calgary, Alberta

6,400 Sq.Ft. industrial bay with direct exposure to 19 Street NE. Approximately 1,000 Sq.Ft. of main floor office layout consists of front showroom/reception area, two private offices, two washrooms and one warehouse office. 820 Sq.Ft. of quality bonus mezzanine (free of charge), which consists of a large bullpen area, two private offices, kitchenette, and one washroom. 5,400 Sq.Ft. of wide and functional warehouse space (approx. 40 Ft width x 140 Ft depth), which includes 20 Ft clear height, 1 Drive-in door (12 Ft width x 16 Ft height), and 100 amps of power (to be confirmed). Close proximity to 32 Avenue NE, McKnight Boulevard NE and less than 5 minutes to Deerfoot Trail NE. Sublease Term: April 29, 2027. Sublease Rate is starting at \$13.00 PSF and Operating Costs at \$4.33 PSF; thus Total of \$17.33 PSF.

Built in 1977

## Essential Information

MLS® #	A2210792
Price	\$13
Bathrooms	0.00
Acres	0.00
Year Built	1977
Type	Commercial
Sub-Type	Industrial
Status	Active



## Community Information

Address	3677 19 Street Ne
Subdivision	North Airways
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E6S8

## Additional Information

Date Listed	April 10th, 2025
Days on Market	70

## Listing Details

Listing Office	CDN Global Advisors Ltd.
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