

# \$2,500,000 - 123 14 Street Nw, Calgary

MLS® #A2242302

**\$2,500,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.26 Acres

Hillhurst, Calgary, Alberta

A prime commercial property located on a busy, high-visibility street, ideal for investors seeking a reliable income stream and long-term growth. Situated on a 27.4m x 38.1m lot, great investment opportunity with redevelopment potential! Permitted uses include, but are not limited to, restaurant, healthcare, financial institution, convenience food store, fitness, veterinary clinic, and pet care services, making it a flexible investment in a thriving commercial corridor. Surrounded by successful businesses and constant traffic, this is a rare opportunity to secure a high-exposure, income-producing asset in a fast-growing area. Don't miss your chance to invest in a high-demand commercial corridor with built-in security and future potential.

Built in 1990

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | A2242302    |
| Price      | \$2,500,000 |
| Bathrooms  | 0.00        |
| Acres      | 0.26        |
| Year Built | 1990        |
| Type       | Commercial  |
| Sub-Type   | Retail      |
| Status     | Active      |

## Community Information



|             |                  |
|-------------|------------------|
| Address     | 123 14 Street Nw |
| Subdivision | Hillhurst        |
| City        | Calgary          |
| County      | Calgary          |
| Province    | Alberta          |
| Postal Code | T2N 1Z7          |

### **Amenities**

|                |    |
|----------------|----|
| Parking Spaces | 25 |
|----------------|----|

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 11              |
| Zoning         | C-COR2 f2.8h16  |

### **Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | C-Luxury Realty Ltd. |
|----------------|----------------------|

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