

# \$1,799,000 - 3118 & 3122, 4310 104 Avenue Ne, Calgary

MLS® #A2234276

**\$1,799,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Stoney 3, Calgary, Alberta

Court-appointed/receivership sale !! The Receiver is requesting that all offers be submitted by 5:00pm on Friday July 18, 2025, for consideration by the Receiver. Please note that any sale will be on a strictly "as is, where is" basis with no representations or warranties of any nature. Retail space for sale in one of the biggest retail plazas in Jacksonport NE Calgary and in very close proximity to the Airport. it is one of the busiest retail plazas in NE Calgary. Includes 2 units together for a combined total of 2268 sqft (as registered on the condo plan). Both units can be sold jointly as there is no demising wall in between the units, or they can be sold separately as well. These particular units are south-facing while backing on to another 2 rows of parkings. They feature a front and back man door access, lots of exposure. Great location, on the Northwest corner of Metis Trail and 104th Avenue NE. Very close to communities like Cityscape, Skyview, Cornerstone and Redstone. This development has designated these units for fully retails uses with C-Cor3 Zoning with lots of extra parking. This Bay allows you to open most retail businesses EXCEPT Medical or Dental Care, Pharmacy, Indian/Pakistani restaurant or sweet shop, Liquor store, Indian/Pakistani grocery store or daycare (or early learning facility). Feel free to call your favorite Realtor for any questions. Thanks

Built in 2018



## Essential Information

MLS® #	A2234276
Price	\$1,799,000
Bathrooms	0.00
Acres	0.00
Year Built	2018
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address	3118 & 3122, 4310 104 Avenue Ne
Subdivision	Stoney 3
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3N 1W5

## Additional Information

Date Listed	June 24th, 2025
Days on Market	5
Zoning	C-COR3 f0.25h16

## Listing Details

Listing Office	Royal LePage METRO
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