

# \$399,900 - 101, 44 Gateway Drive Ne, Airdrie

MLS® #A2256405

**\$399,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.03 Acres

Gateway., Airdrie, Alberta

Great new office listing for your business. This well-appointed corner office has two offices, a large kitchen area, large bull pen area and plenty of storage. There is plenty of common parking in the front and rear of the building. Great access to highway #2 and great traffic volumes passing by this commercial mixed use Light Industrial Mall. The current zoning is DC27-A which offers many occupancy uses including Commercial School, Financial Service, Health Care, Limited, Office, Personal Service, Industrial Service and Sales and many more. Condo fees are \$415.00 per month, and property taxes are \$430.00 per month. Call now to book your private tour.

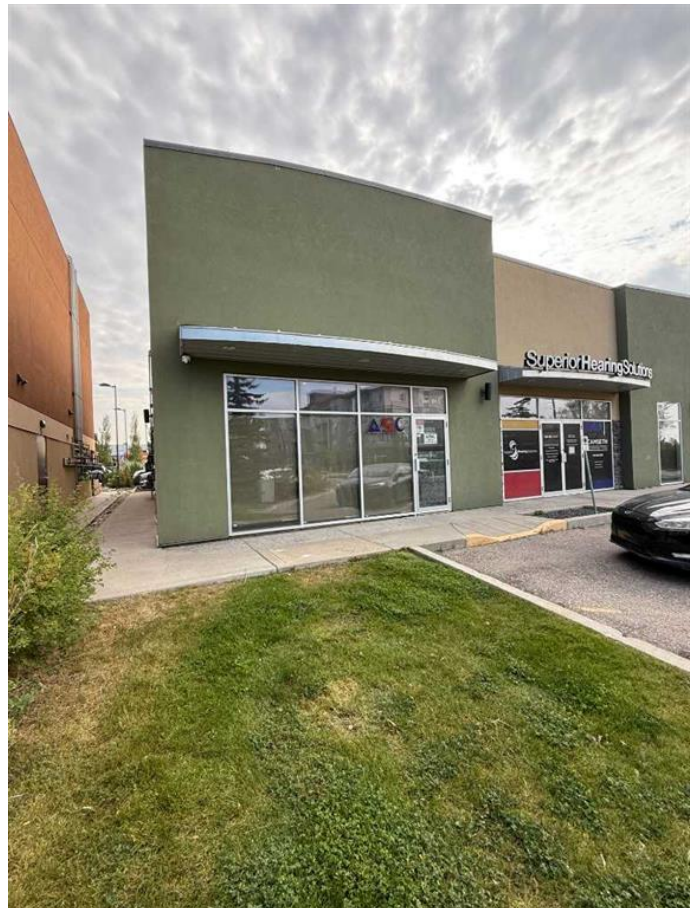
Built in 2011

## Essential Information

MLS® #	A2256405
Price	\$399,900
Bathrooms	0.00
Acres	0.03
Year Built	2011
Type	Commercial
Sub-Type	Industrial
Status	Active

## Community Information

Address	101, 44 Gateway Drive Ne
Subdivision	Gateway.



City	Airdrie
County	Airdrie
Province	Alberta
Postal Code	T4B 0J6

### **Additional Information**

Date Listed	September 11th, 2025
Days on Market	19
Zoning	DC-27-A

### **Listing Details**

Listing Office	Century 21 Masters
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