

# \$18 - 250, 4720 106 Avenue Se, Calgary

MLS® #A2268669

**\$18**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

East Shepard Industrial, Calgary, Alberta

Excellent leasing opportunity in South Calgary. The building offers a professional first impression for staff and clients, is fully Wheelchair Accessible including Elevator to the second floor, there are skylights in the common area increasing the natural light in the building including in the winter. The building is highly efficient which results in lower operating costs than any comparable building in South Calgary. Complete staging services available for your New Space! Current Spaces are gorgeous but Tenant Improvements available. And let's not forget, Tim Hortons and Subway are 40 seconds away by car, 2-minute walk!

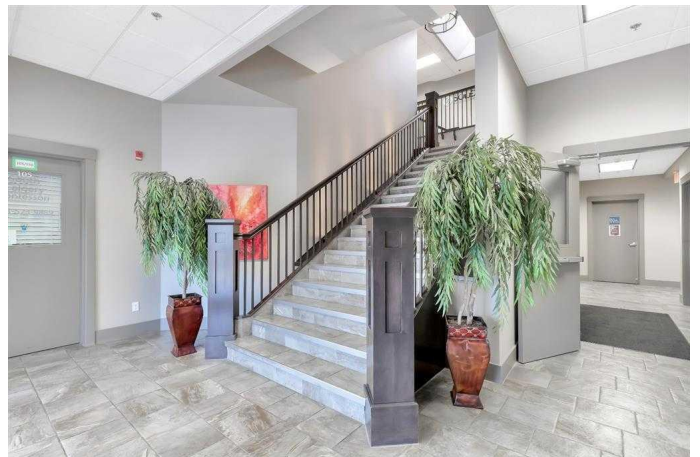
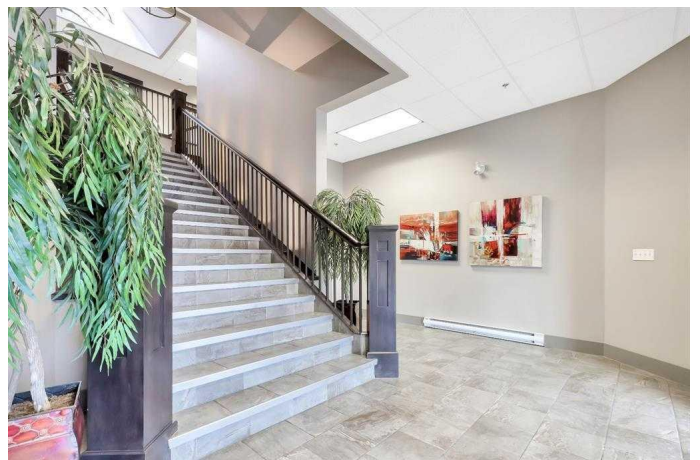
Built in 2014

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2268669   |
| Price      | \$18       |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2014       |
| Type       | Commercial |
| Sub-Type   | Office     |
| Status     | Active     |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 250, 4720 106 Avenue Se |
| Subdivision | East Shepard Industrial |



|             |         |
|-------------|---------|
| City        | Calgary |
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T2Z 0G4 |

### **Interior**

|                   |          |
|-------------------|----------|
| Interior Features | Elevator |
|-------------------|----------|

### **Exterior**

|            |                 |
|------------|-----------------|
| Foundation | Poured Concrete |
|------------|-----------------|

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | November 3rd, 2025 |
| Days on Market | 7                  |
| Zoning         | I-G                |

### **Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Coldwell Banker Mountain Central |
|----------------|----------------------------------|

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