

1, 1345 9 Avenue SE  
Calgary, Alberta

MLS # A2106625



## \$649,950

**Division:** Inglewood

**Type:** Retail

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,175 sq.ft.

**Zoning:** C-COR1 f4.0h23

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Don't miss this exceptional chance to own a retail condo boasting street exposure in the charming historic district of Inglewood. Currently operating as hair salon, this versatile space offers endless possibilities for concept changes. As the owner-occupant, you'll have the freedom to explore exciting opportunities in this vibrant area, within walking distance to downtown and surrounded by both high-end residences and newer buildings. Street parking is readily available, water is included in the condo fees, and you'll be surrounded by a variety of shops and amenities. Act now to seize this unique opportunity, as nothing comparable is currently available. Please refrain from approaching the staff. Contact us for a private tour while this opportunity lasts. While the business is not for sale, there is an option to purchase the salon equipment for those interested in continuing a salon concept.