

# \$45 - 2112, 4715 88 Avenue Ne, Calgary

MLS® #A2238829

**\$45**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Saddle Ridge, Calgary, Alberta

THIS 1000 SQFT BAY \*\*12FT USABLE  
CEILING HEIGHT \*\*THE LAST REMAINING  
MAIN FLOOR BAY FOR LEASE!! Located in  
the new Saddlepeace subdivision of northeast  
Calgary, right on MÃ©tis Trail and with direct  
access to 88 Avenue, in front of Savanna.  
Whether your business is CONVENIENCE  
STORE, retail, medical or restaurant, this  
stylish and contemporary business plaza will  
meet all your needs. This is an amazing  
location with the new Sikh temple and private  
school within walking distance to Guru Nanak  
Gate. The area is seeing so much new  
development and density that businesses are  
poised to operate with very high rates of  
success and return on investment.  
Dhillonâ€™s Business Plaza IS built to the  
highest standards, with OP costs remaining  
our #1 priority. Available IMMEDIATELY call  
now to reserve your spot! Convenience Store /  
Medical / Dental / pharmacy / Food /  
Accounting / Phone repair / Indian restaurants  
/ Punjabi Clothing / Travel Agency / Jewellery  
Store / Banks / Credit Unions / office spaces -  
\$45.00 PER SQFT BASE RENT PLUS \$17.00  
OP COST PER SQFT PER MONTH

Built in 2023

## Essential Information

|        |          |
|--------|----------|
| MLS® # | A2238829 |
| Price  | \$45     |



|            |            |
|------------|------------|
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2023       |
| Type       | Commercial |
| Sub-Type   | Retail     |
| Status     | Active     |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 2112, 4715 88 Avenue Ne |
| Subdivision | Saddle Ridge            |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3J 4C5                 |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 10th, 2025 |
| Days on Market | 122             |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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