

# \$849,000 - 6110, 2255 32 Street Ne, Calgary

MLS® #A2211001

**\$849,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Marlborough, Calgary, Alberta

PRIME RETAIL/OFFICE CONDOMINIUM FOR SALE – FULLY BUILT-OUT, MOVE-IN READY. An excellent opportunity to acquire a fully developed 1,516 SF retail condominium located in a prominent, high-traffic commercial area. Currently operating as an immigration consultancy office, the space features a contemporary layout with premium interior finishes, including floor-to-ceiling glass partitions, private offices, and reception areas. The property is ideally suited for continued use as a professional services office, retail storefront, or a variety of permitted commercial uses. With a modern build-out and immediate occupancy potential, this space offers both owner-users and investors a strategic asset in a thriving business corridor. A commercial lease-to-own options are also available.

Built in 2022

## Essential Information

MLS® #	A2211001
Price	\$849,000
Bathrooms	0.00
Acres	0.00
Year Built	2022
Type	Commercial
Sub-Type	Mixed Use
Status	Active

## Community Information



Address	6110, 2255 32 Street Ne
Subdivision	Marlborough
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 6E8

### **Additional Information**

Date Listed	April 11th, 2025
Days on Market	148
Zoning	I-C

### **Listing Details**

Listing Office	First Place Realty
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