

# \$35 - 1161 Na'a Circle Sw, Calgary

MLS® #A2254539

## \$35

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

NONE, Calgary, Alberta

Welcome to Trinity Hills! A rare opportunity to lease an exceptional corner restaurant space developed by Wellings of Calgary having a 2,690 square feet with an outside patio of about 750 square feet. This is a vanilla shell space.. Net rent is \$35 PSF with Operating Costs estimated at \$8.25 PSF. ideal for a chef-driven concept, boutique eatery, or casual dining venue. Exposure: Full corner frontage with abundant natural light

â€¢ Drawings Available: Proposed restaurant layout plans included to jumpstart your vision

â€¢ Zoning: Ready for food and beverage use

â€¢ Utilities: Venting, plumbing, and mechanical rough-ins available or customizable

â€¢ Potential Layout: Ideal for 60â€“80 seats inside + 20â€“30 on patio (subject to layout)

Why This Location Works

â€¢ Surrounded by growing residential density, and foot traffic

â€¢ Excellent access and visibility for branding and signage

â€¢ West-facing patio captures ideal sunset seating and high-value dining hours

â€¢ Ideal for: CafÃ©, bistro, wine bar, neighborhood grill, modern casual, or upscale quick

Built in 2023



## Essential Information

MLS® #	A2254539
Price	\$35
Bathrooms	0.00
Acres	0.00
Year Built	2023
Type	Commercial
Sub-Type	Retail
Status	Active

## Community Information

Address	1161 Na'a Circle Sw
Subdivision	NONE
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 6J1

## Additional Information

Date Listed	September 5th, 2025
Days on Market	11

## Listing Details

Listing Office	CIR Realty
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