

# 4318 - 4326 110TH AVENUE SE

Calgary, AB T2C 0J6

Base Building Report



For information and options on this property contact:

**Advent Commercial Real Estate Group**

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## Property Comments

## Property Details

<b>Legal Description:</b>	Plan 0412421; Blk 10; Lot 7
<b>Sub Market:</b>	Eastlake
<b>District:</b>	Southeast
<b>Zoning:</b>	I-2
<b>Year Built:</b>	2005
<b>Primary Use:</b>	Multi-Tenant
<b>Property Type:</b>	Industrial
<b>Construction Status:</b>	Existing
<b>Warehouse Area:</b>	13,136 SF
<b>Office Area:</b>	2,564 SF
<b>Total Area:</b>	15,700 SF
<b>Land Acres:</b>	1.26 ACRES
<b>Ceiling Height:</b>	22' 7" (Min)
<b>ConstructionType:</b>	Unknown
<b>Power:</b>	
<b>Heat:</b>	To Be Confirmed
<b>Cranes:</b>	To Be Verified
<b>Loading:</b>	Dock 4, Drive In 2, Rails 0
<b>Sprinkler:</b>	To Be Verified