

# \$415,450 - 280, 198 Nolanridge Crescent Nw, Calgary

MLS® #A2166915

**\$415,450**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Nolan Hill, Calgary, Alberta

Welcome to these second and third floor units ranging from 590 sqft - 21,330 sqft in the thriving community of Nolan Hill, NW Calgary. Located on high-traffic Sarcee Trail, this space offers exceptional visibility and is perfect for a wide range of uses, including Professional, medical or dental offices, veterinary clinics, restaurants, gyms, salons, etc. Surrounded by numerous anchor tenants and shopping centres, this prime location is also supported by a growing, high-density residential population from neighbouring communities. Listing unit is 1187 sqf. Available for lease as well.

Built in 2024

## Essential Information

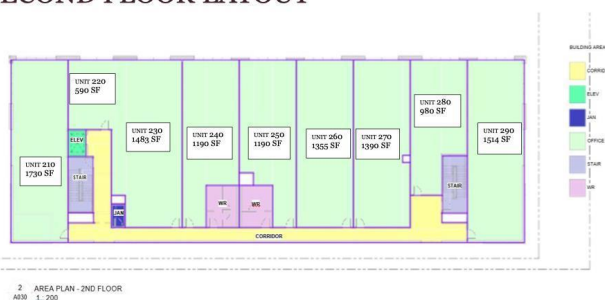
MLS® #	A2166915
Price	\$415,450
Bathrooms	0.00
Acres	0.00
Year Built	2024
Type	Commercial
Sub-Type	Business
Status	Active

## Community Information

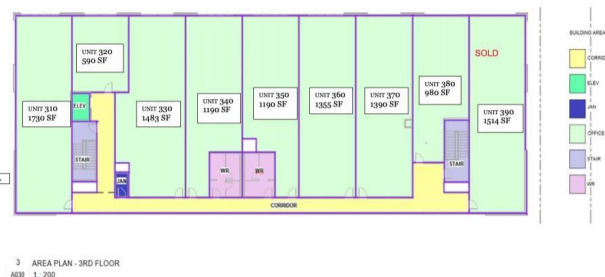
Address	280, 198 Nolanridge Crescent Nw
Subdivision	Nolan Hill
City	Calgary



## SECOND FLOOR LAYOUT



## THIRD FLOOR LAYOUT



County	Calgary
Province	Alberta
Postal Code	T3R 1W9

### **Additional Information**

Date Listed	September 18th, 2024
Days on Market	210
Zoning	I-C

### **Listing Details**

Listing Office	Century 21 Bravo Realty
----------------	-------------------------

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.