

780-380-6207
meghan@meghanrobinson.net

3605 Bonnybrook Road SE
Calgary, Alberta

MLS # A2221138



\$15 per sq.ft.

Division: Alyth/Bonnybrook

Type: Industrial

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,159 sq.ft.

Zoning: I-R

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 0.41 Acre

Sewer: -

Lot Feat: -

Inclusions: N/A

This rare 1,159 SF small bay in Bonnybrook Industrial presents a unique opportunity for businesses seeking a compact, functional space in a central location. The unit includes an office, reception area, and a washroom equipped with a shower stall—ideal for teams requiring convenient onsite amenities. In addition, it features a 960 SF fenced yard (30' x 32'), providing valuable outdoor space for storage or light operational use. Centrally located near downtown Calgary, the property offers quick access to major routes including Blackfoot Trail, 42nd Avenue SE, and Deerfoot Trail, making it a practical and accessible option for a variety of industrial users.