

\$3,095,000 - 5110 76 Avenue Se, Calgary

MLS® #A2227029

\$3,095,000

0 Bedroom, 0.00 Bathroom,
Commercial on 0.77 Acres

Foothills, Calgary, Alberta

Located in Calgary's highly sought-after Foothills Industrial District, 5110 76 Avenue SE is a functional 11,250 square foot industrial facility ideally suited for fabrication, manufacturing, or service-based operations. Situated on a 0.77-acre site, zoned Industrial General (I-G), the property features a 10,000 square foot clear span shop and 1,250 square feet of office space, complemented by a bonus mezzanine lunchroom—creating a well-balanced environment for both administrative and operational needs.

The shop is fully equipped with two 5-ton overhead cranes, three 16'™ x 16'™ drive-in doors, a 12,000 CFM make-up air system, and comprehensive electrical distribution throughout, delivering excellent functionality and operational efficiency.

The 50'™ x 200'™ clear span layout, combined with crane infrastructure and 24-foot clear height (18 feet under hook), makes this an ideal facility for heavy-duty industrial applications.

Built in 1990

Essential Information

| | |
|-----------|-------------|
| MLS® # | A2227029 |
| Price | \$3,095,000 |
| Bathrooms | 0.00 |



| | |
|------------|------------|
| Acres | 0.77 |
| Year Built | 1990 |
| Type | Commercial |
| Sub-Type | Industrial |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 5110 76 Avenue Se |
| Subdivision | Foothills |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2C 2X2 |

Additional Information

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|----------------|--------------------|
| Date Listed | June 2nd, 2025 |
| Days on Market | 84 |
| Zoning | Industrial General |

Listing Details

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|----------------|--------------------------|
| Listing Office | CDN Global Advisors Ltd. |
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