

July 2024

# Investment

Vacancy Report



**Blackstone**

Commercial Real Estate Services

# Featured Property



**For Sale** 139 17 Avenue SW

**Calgary, AB**



Lot Area  
Bldg. Size

0.46 acres  
6,839 SF

Asking Price  
**Contact Associate**

Contact:  
**Mahmud Rahman**  
**Randy Wiens**



**Blackstone**

**For Sale** Strathcona Centre, 5555 Strathcona Hill SW

**Calgary, AB**



Lot Area 0.73 acres  
Building Size 11,437 SF

Asking Price  
**\$5,300,000**

Contact:  
**Shane Olin  
Mahmud Rahman  
Randy Wiens**



**For Sale** Ravenwood, 1336-1340 12 Avenue SW

**Calgary, AB**



Unit Size 938 SF  
*2 units sold together*

Asking Price  
**\$620,000**

Contact:  
**Mahmud Rahman  
Randy Wiens**



**For Sale** 55 & 59 East Lake Crescent NE

**Airdrie, AB**



**REDUCED**

Building Size 10,000 SF  
Mezzanine 540 SF  
Land Size 1.07 Acres

Asking Price  
**\$2,900,000**

Contact:  
**Mahmud Rahman  
Randy Wiens**



**For Lease & For Sale** Midway Centre, Highway 12 & Highway 2

**Lacombe, AB**



Site Size 60 Acres  
Available 2 - 10 acre lots

Unit Sizes 1,250 SF - 2,100 SF

Asking Price  
**\$650,000 / Acre**

Contact:  
**Patrick White**



**For Sale** Oasis Greens Golf Course (Business & Property)

**Foothills County, AB**



Land /Driving Range Size 50 acres  
Clubhouse 2,179 SF

Asking Price  
**\$9,000,000**

Contact:  
**Mahmud Rahman  
Randy Wiens**



**For Sale** 5217 50 Street (Business & Property)

**High Prairie, AB**



Building Size 2,330 SF  
Car Wash 787 SF  
Store 890 SF  
Office Area 653 SF  
Site Size 12,078 SF

Asking Price  
**\$1,300,000**

Contact:  
**Mahmud Rahman  
Randy Wiens  
Marlin Glaspey**



**For Sale** 3808 Highway Street

**Valleyview, AB**



Unit 102 1,907 SF  
  
Lots for Sale  
Lot 1 - 1.58 Acres \$290,000  
Lot 3 - 1.23 Acres \$225,000  
Lot 4 - 1.41 Acres \$260,000  
Lot 5 - 1.41 Acres \$260,000  
Lot 6 - 1.46 Acres \$270,000  
Lot 7 - 1.46 Acres \$270,000

Op Costs  
TBV  
\_\_\_\_\_  
Net Rate  
**\$28.00 PSF**

Contact:  
**Mike Levesque**



**SOLD** Take-out Restaurant

**Calgary, AB**



Unit Size 1,180 SF

Asking Price  
**\$160,000**

Contact:  
**Mahmud Rahman  
Marlin Glaspey**

**SOLD**

**SOLD** The Irvine, 905 - 13 Street SE

**Calgary, AB**



Site Size  
Apartments

12,189 SF  
59 Units

Asking Price  
**\$16,950,000**

Contact:  
**Grant Potter**

**SOLD**

**SOLD** Commercial Property, 308 Woodfield Road SW

**Calgary, AB**



Main Floor  
Second Floor

3,616 SF  
+2,093 SF

Asking Price  
**\$1,200,000**

Contact:  
**Mahmud Rahman  
Randy Wiens**

**SOLD**

**SOLD** 1114 - 16 Avenue SW

**Calgary, AB**



Site Size  
Apartments

+13,000 SF  
18 Suites

Asking Price  
**\$3,195,000**

Contact:  
**Grant Potter**

**SOLD**

**SOLD** 227 3 Avenue

**Strathmore, AB**



Site Size

8,998 SF

Asking Price  
**\$1,250,000.00**

Contact:  
**Mahmud Rahman  
Randy Wiens**

**SOLD**

**SOLD** 1941 Mayor Magrath Dr. S

**Lethbridge, AB**



Site Size

0.68 acres

Asking Price  
**\$5,095,000**

Contact:  
**Grant Potter**

**SOLD**

# Thank you for your interest!

For further information, please contact any of our experienced real estate professionals:

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