

PRIME RETAIL/WAREHOUSE OPPORTUNITY IN MANCHESTER INDUSTRIAL



363 58 Avenue SE

Calgary, AB



Demographics



38,225

Population Within 3 KM

173,647

Population Within 5 KM

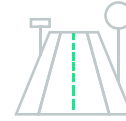
270,497

Daytime Population
Within 5 KM



\$235,114

Average Household Income
Within 3 KM



24,539

VPD along 58 Avenue SE

Prime retail opportunity in Manchester Industrial



- Centrally located with convenient direct access off of 58th Avenue SE and 3rd Street SE
- Close proximity to Blackfoot Trail SE, Glenmore Trail SE, Deerfoot Trail SE and Heritage Meadows
- Servicing the Manchester Industrial area and surrounding communities, offering a variety of amenities and services
- Walking distance to Chinook Mall and Chinook C-Train Station
- Plenty of parking available for all visitors
- Pylon signage opportunity

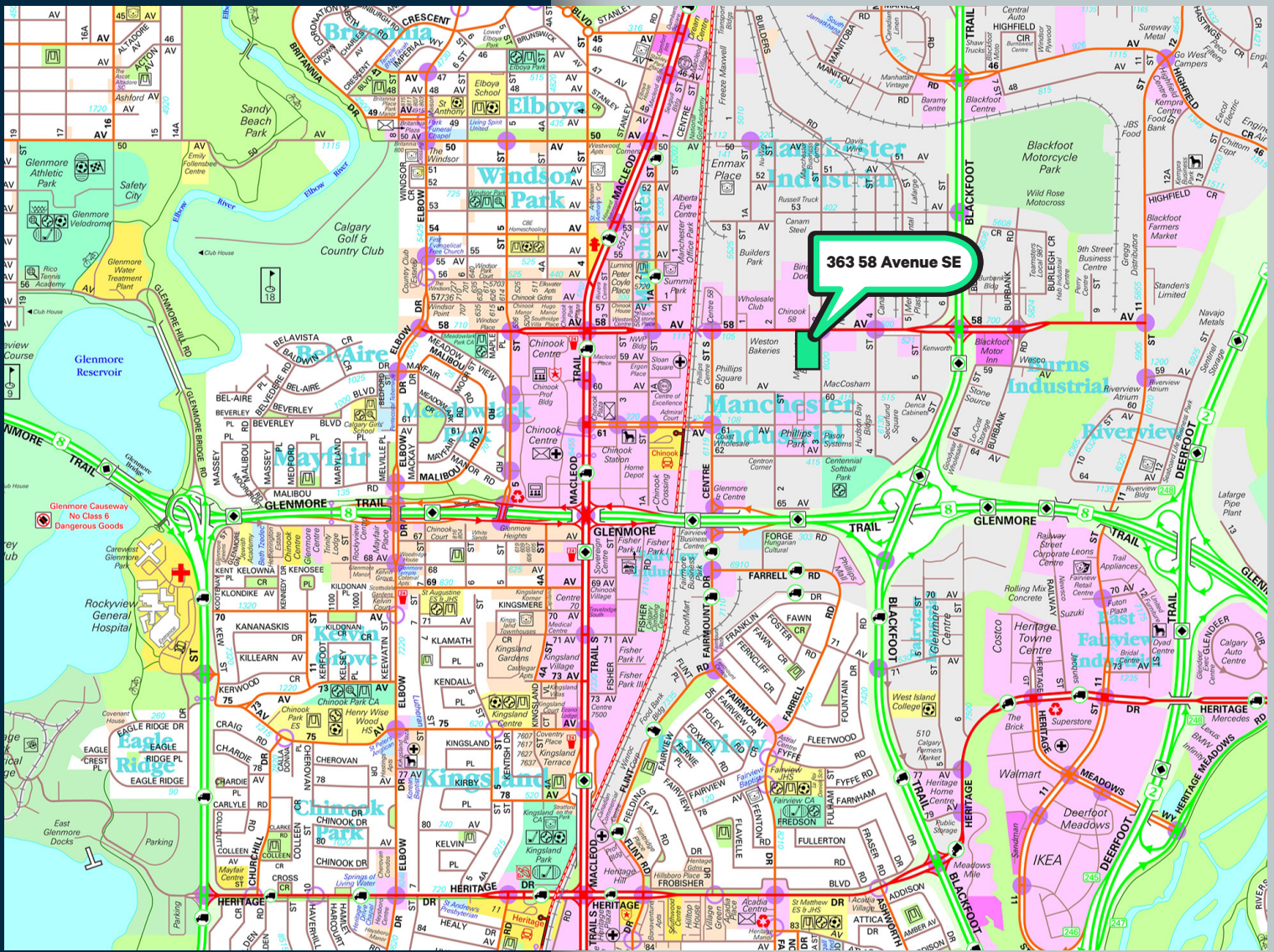


Aerials



Property Photos





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