$16 - 5110 76 Avenue Se, Calgary

MLS® #A2257650

$16
0 Bedroom, 0.00 Bathroom,
Commercial on 0.77 Acres

Foothills, Calgary, Alberta

Located in Calgaryâ€™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 lunchroomâ€”creating a well-balanced environment for both administrative and operational needs.

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

The 50â€™ x 200â€™ 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. Posted rate is the net lease rate. Operating Costs are approx. $6.00 p.s.f. for 2025

Built in 1990

Essential Information

MLS® #	A2257650
Price	$16

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

Date Listed	September 16th, 2025
Zoning	Industrial General

Listing Details

Listing Office	CDN Global Advisors Ltd.

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