

# \$775,500 - 810, 396 11 Avenue Sw, Calgary

MLS® #A2230040

**\$775,500**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Beltline, Calgary, Alberta

Exceptional Class A office space, bathed in natural light and surrounded by restaurants, shops and transit. Features a welcoming reception area, two spacious boardrooms, 11 private offices, dedicated IT room and storage, plus a well-appointed kitchen, copy/prINTER zone and two titled parking spots. Ideal for growing firms seeking a high-caliber, turnkey workspace in a vibrant, amenity-rich location.

Built in 2008

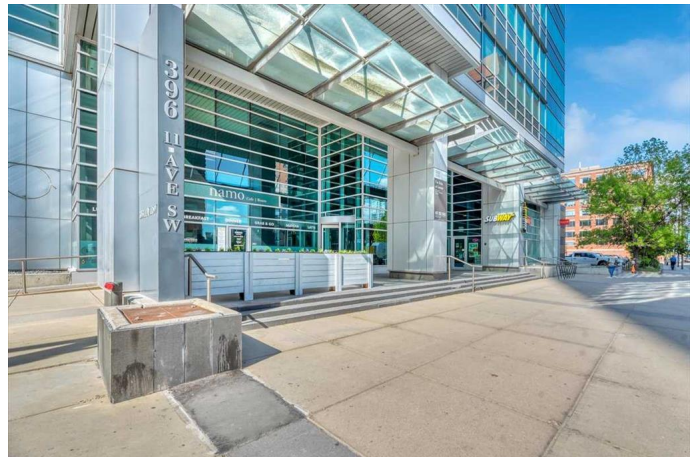
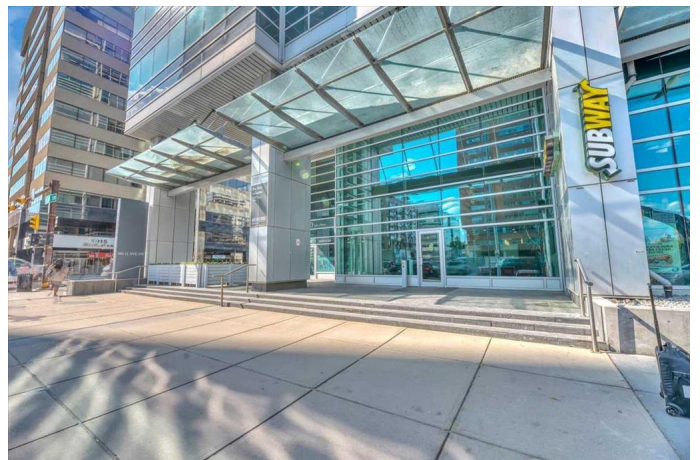
## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2230040   |
| Price      | \$775,500  |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2008       |
| Type       | Commercial |
| Sub-Type   | Office     |
| Status     | Active     |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 810, 396 11 Avenue Sw |
| Subdivision | Beltline              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2R 0C5               |

## Amenities



Parking Spaces      2

**Additional Information**

Date Listed              June 9th, 2025  
Days on Market        62  
Zoning                    CC-X

**Listing Details**

Listing Office           RE/MAX Key

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