

\$35 - 1161 Na'a Circle Sw, Calgary

MLS® #A2254539

\$35

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

NONE, Calgary, Alberta

Welcome to Trinity Hills! A rare opportunity to lease an exceptional corner restaurant space developed by Wellings of Calgary having 2,777 square feet of leaseable area with an outside patio of about 743 square feet and 40 shared, heated, secure underground parking stalls in addition to lots of street parking. This is a vanilla shell space.. Net rent is \$35 PSF with Operating Costs estimated at \$15 PSF. ideal for a chef-driven concept, boutique eatery, or casual dining venue. Exposure: Full corner frontage with abundant natural light

â€¢ Drawings Available: Proposed restaurant layout plans included to jumpstart your vision

â€¢ Zoning: Ready for food and beverage use

â€¢ Utilities: Venting, plumbing, and mechanical rough-ins available or customizable

â€¢ Potential Layout: Ideal for 60â€80 seats inside + 20â€30 on patio (subject to layout)

Why This Location Works

â€¢ Surrounded by growing residential density, and foot traffic

â€¢ Excellent access and visibility for branding and signage

â€¢ West-facing patio captures ideal sunset seating and high-value dining hours

â€¢ Ideal for: CafÃ©, bistro, wine bar, neighborhood grill, modern casual, or upscale quick



Built in 2023

Essential Information

MLS® #	A2254539
Price	\$35
Bathrooms	0.00
Acres	0.00
Year Built	2023
Type	Commercial
Sub-Type	Retail
Status	Active

Community Information

Address	1161 Na'a Circle Sw
Subdivision	NONE
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 6J1

Additional Information

Date Listed	September 5th, 2025
Days on Market	76

Listing Details

Listing Office	CIR Realty
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