

# \$26 - 2117, 239 Griffin Road E, Cochrane

MLS® #A2196363

**\$26**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Industrial., Cochrane, Alberta

Seize this incredible opportunity to establish your business in a high-exposure retail showroom in the heart of Griffin Business Park, Cochrane. This move-in-ready space offers 1,000± SF of bright, open-concept retail area, perfect for showcasing your products in a professionally finished setting.

## Property Highlights:

Turnkey Showroom â€“ Featuring stylish laminate hardwood flooring, full-height painted walls, and modern lighting that creates an inviting atmosphere.

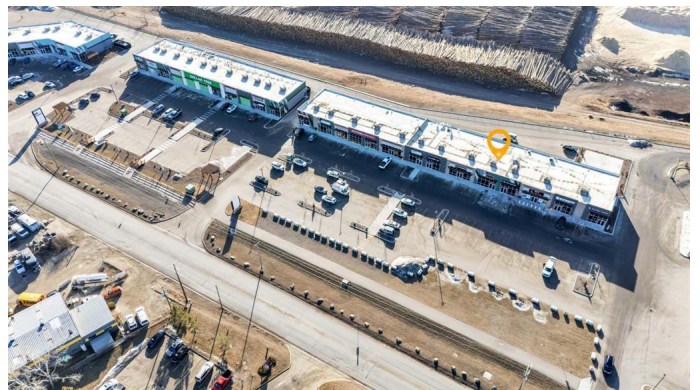
Functional Layout â€“ Includes two finished change rooms, a storage area, and an employee washroom for seamless operations.

Cost-Effective Expansion â€“ Benefit from an attractive lease rate without the expense of Tenant Improvements.

Flexible Lease Terms â€“ Available immediately with a current lease term through December 2028. Extended lease options may be negotiated with the Landlord. Furnishings Available â€“ Display furniture and racking can be purchased separately for a turnkey setup.

Whether youâ€™re expanding, relocating, or launching a new venture, this space provides the perfect foundation for your success.

Book a Tour Today!



Built in 2023

Essential Information

MLS® #	A2196363
Price	\$26
Bathrooms	0.00
Acres	0.00
Year Built	2023
Type	Commercial
Sub-Type	Retail
Status	Active

Community Information

Address	2117, 239 Griffin Road E
Subdivision	Industrial.
City	Cochrane
County	Rocky View County
Province	Alberta
Postal Code	T4C 2B9

Exterior

Lot Description	City Lot, Landscaped, Level, Paved
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Additional Information

Date Listed	February 21st, 2025
Days on Market	56

Listing Details

Listing Office	Paramount Real Estate Corporation
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