

FOR SALE

The Vaults

1750 120 Avenue NE
Calgary, AB



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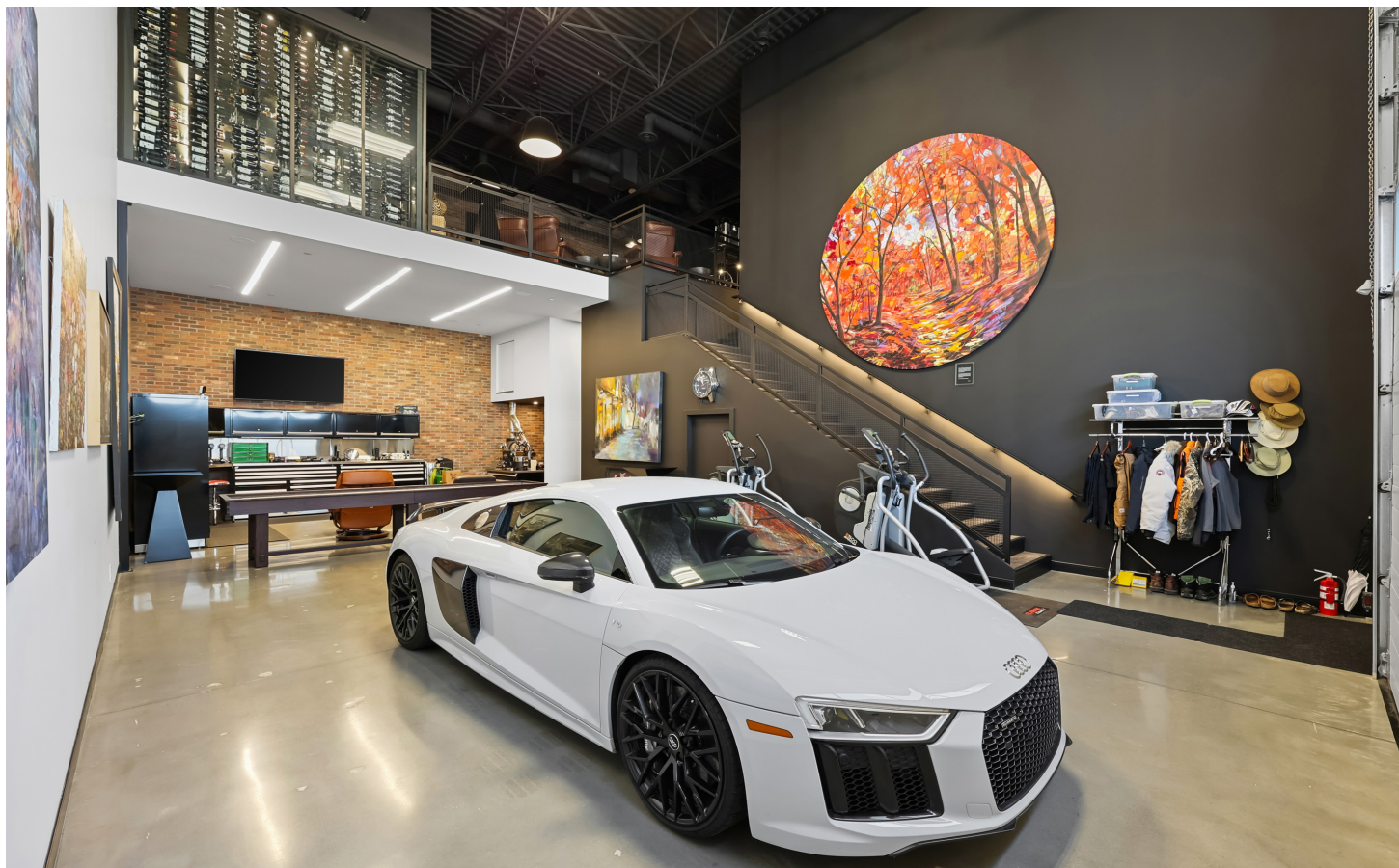
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Welcome to The Vaults — Calgary's premier industrial condo development designed for elevated storage and lifestyle flexibility. Units 41 & 43 offer a combined 3,300 SF of functional, high-end space tailored for individuals who value security, customization, and convenience.

This unique opportunity blends industrial capability with personal comfort, featuring a 2,400 SF main floor built for vehicle or RV storage, plus a 900 SF mezzanine ideal for work, leisure, or display. Two large overhead doors provide easy maneuverability, backed by wide interior drive aisles that accommodate trailers and large vehicles. Located just off Deerfoot Trail and Country Hills Blvd, the property offers immediate accessibility, 24/7 secured entry, and an unmatched sense of community among like-minded owners.

The space is finished with luxury-grade features throughout — including a full-swing golf simulator, built-in bar with live-edge countertop, custom wine storage, and a refined upper-level lounge. Whether you're looking to house your collection or create a weekend retreat, this space offers an exclusive blend of function and personal style.

Highlights



High-end interior finishes include a built-in bar with a live-edge countertop.



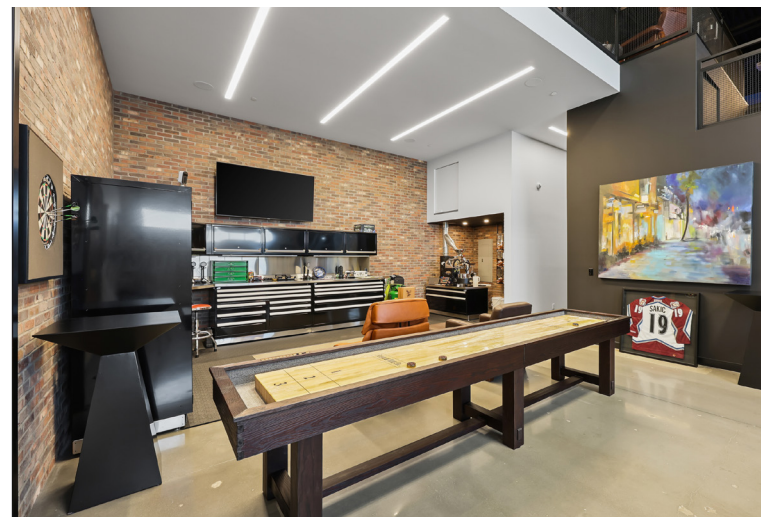
Fully equipped golf simulator (Full Swing) with multi-sport options.



On-site amenities include a clubhouse, wash bay, and shared courtyard.



Custom wine case with storage for 294+ bottles — built seamlessly into the space and mounted to the ceiling.



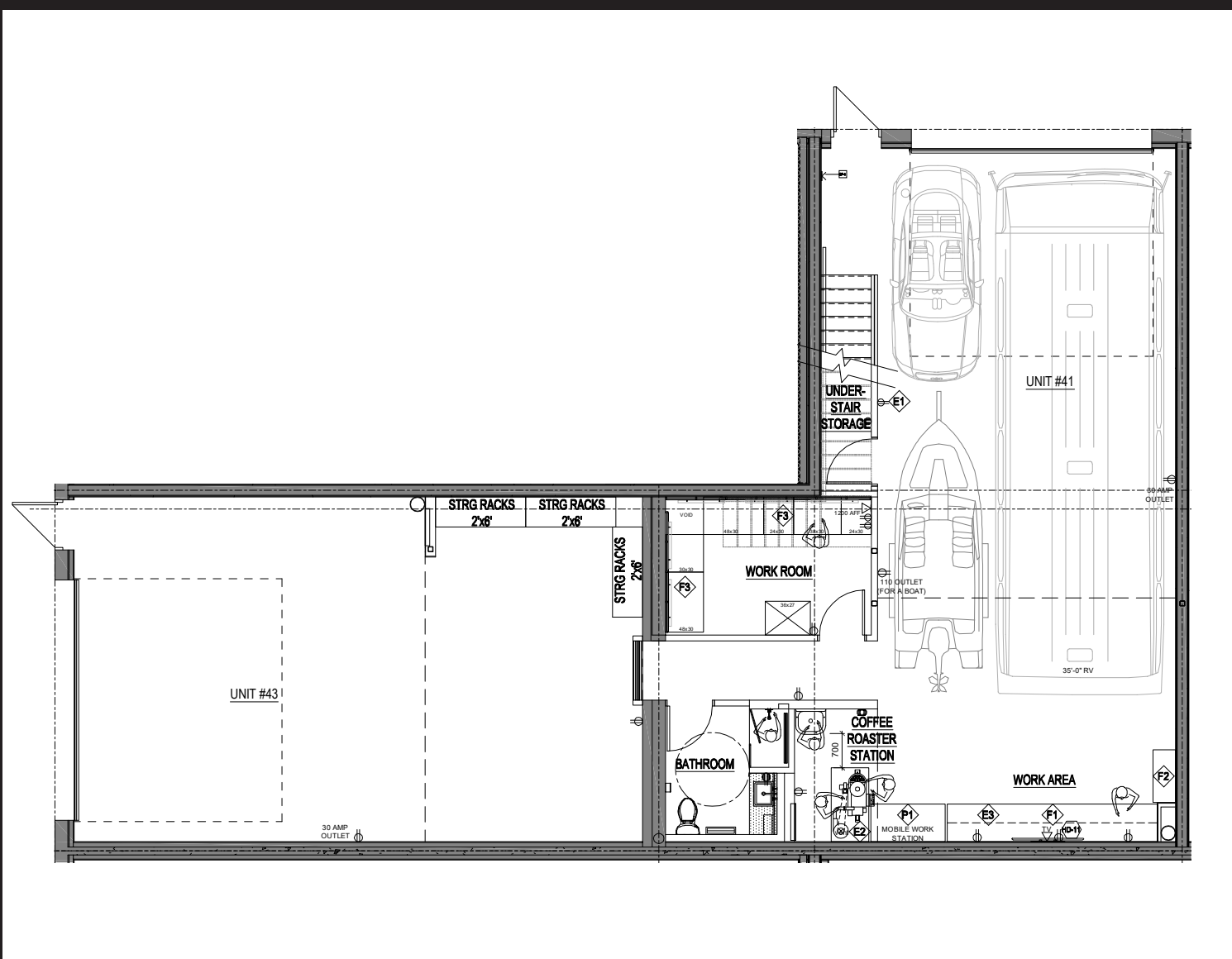
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Property type	Industrial Condo
Available	September 1st, 2025
Zoning	I-G Industrial – General
Available Area (sf)	3,300 sf
Sale Price	\$1,848,000
Year Built	2018
Renovated	2020

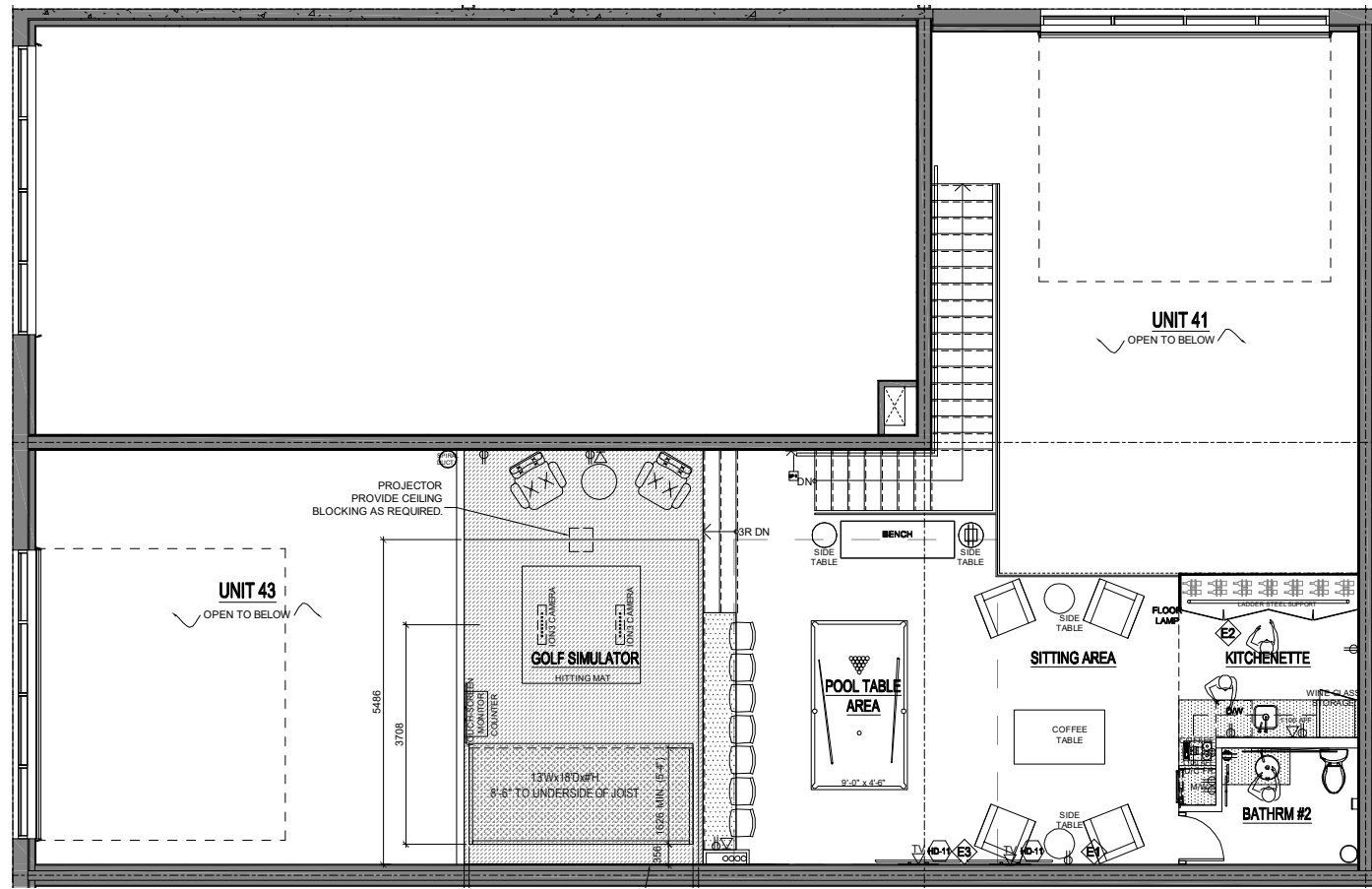


Main floor





Mezzanine floor



The Vaults

Location overview

The Vaults is ideally situated in Calgary's northeast industrial corridor, offering excellent access to major transportation routes and amenities. Located just off Deerfoot Trail and Country Hills Boulevard.

Whether you're storing valuable assets, a workspace, or creating a personal retreat, this location offers the accessibility and exposure to make it all work — without compromising privacy or security.

3

Minutes

The District at North Deerfoot

7

Minutes

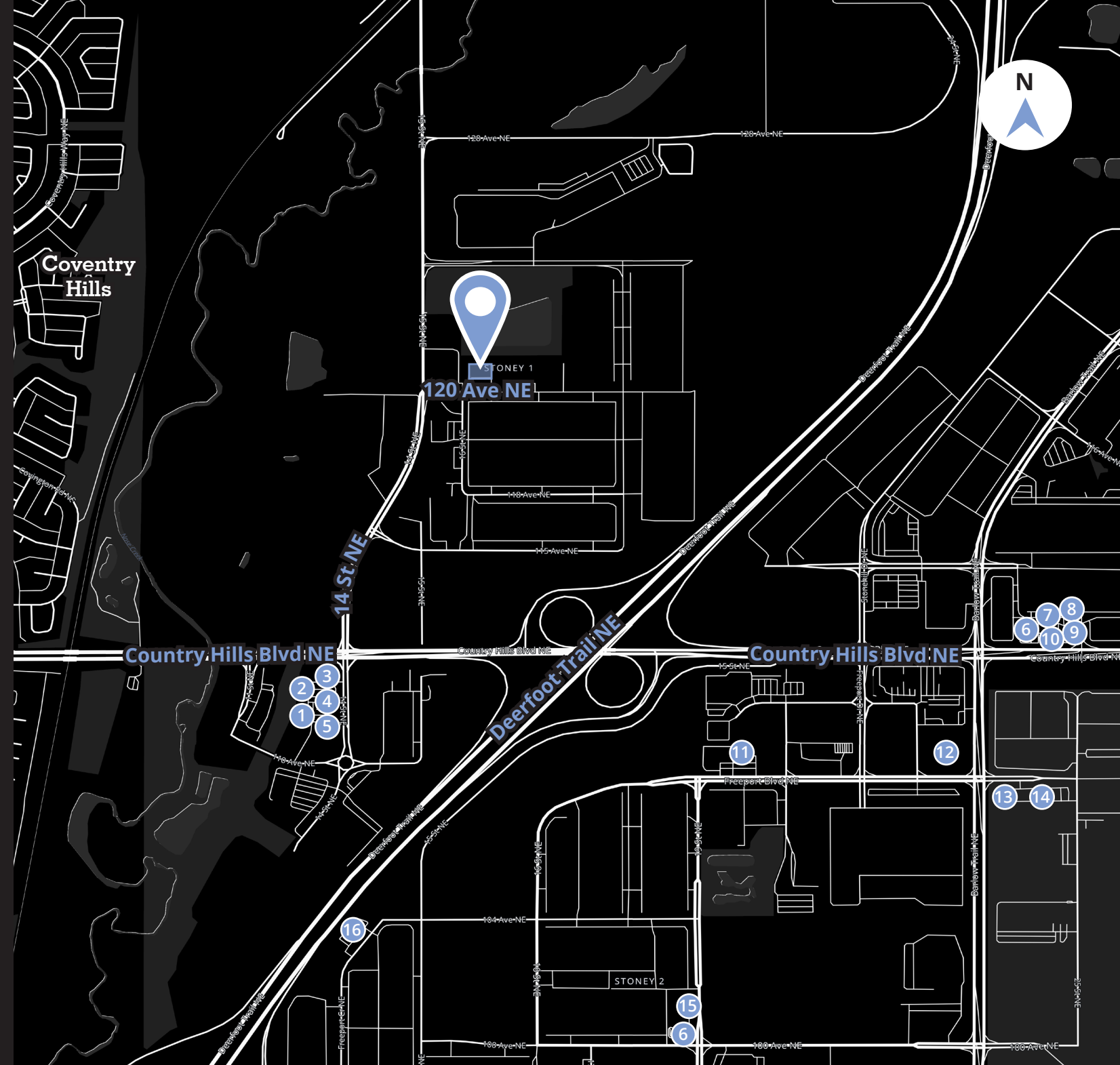
Calgary International Airport

17

Minutes

Downtown Calgary

Immediate access to Stoney Trail, Deerfoot Trail, and Beddington Trail



Nearby amenities

- | | | |
|------------------------|----------------------------------|-----------------------------|
| 1. Dairy Queen | 7. Darwin's Charcoal BBQ Chicken | 13. Pacini Calgary NE |
| 2. Starbucks | 8. Petro Canada | 14. Acclaim Hotel by Clique |
| 3. Shell | 9. A&W | 15. Railyard Brewery |
| 4. McDonald's | 10. Wendy's | 16. Comfort Inn & Suites |
| 5. Kinjo Sushi & Grill | 11. Best Western Premier | |
| 6. Tim Horton's | 12. Holiday Inn & Suites | |

Let's talk.

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