

FOR LEASE

105 - 58 AVENUE SE
CALGARY, AB

SHOWROOM/OFFICE/WAREHOUSE ON HIGH EXPOSURE CORRIDOR
MANCHESTER PARK

PROPERTY HIGHLIGHTS

- Building Size:
 - Option B: ±6,680 sq.ft.
 - ~~Option A: ±12,000 sq.ft.~~ **LEASED**
- Net Rent: \$17.00/sq.ft./year
- Estimated Operating Costs: TBV
- Spacious loading area.
- Located on the corner of 58 Avenue SE and Centre Street.
- I-C (Industrial Commercial) zoning.



FOR MORE INFORMATION PLEASE CONTACT:

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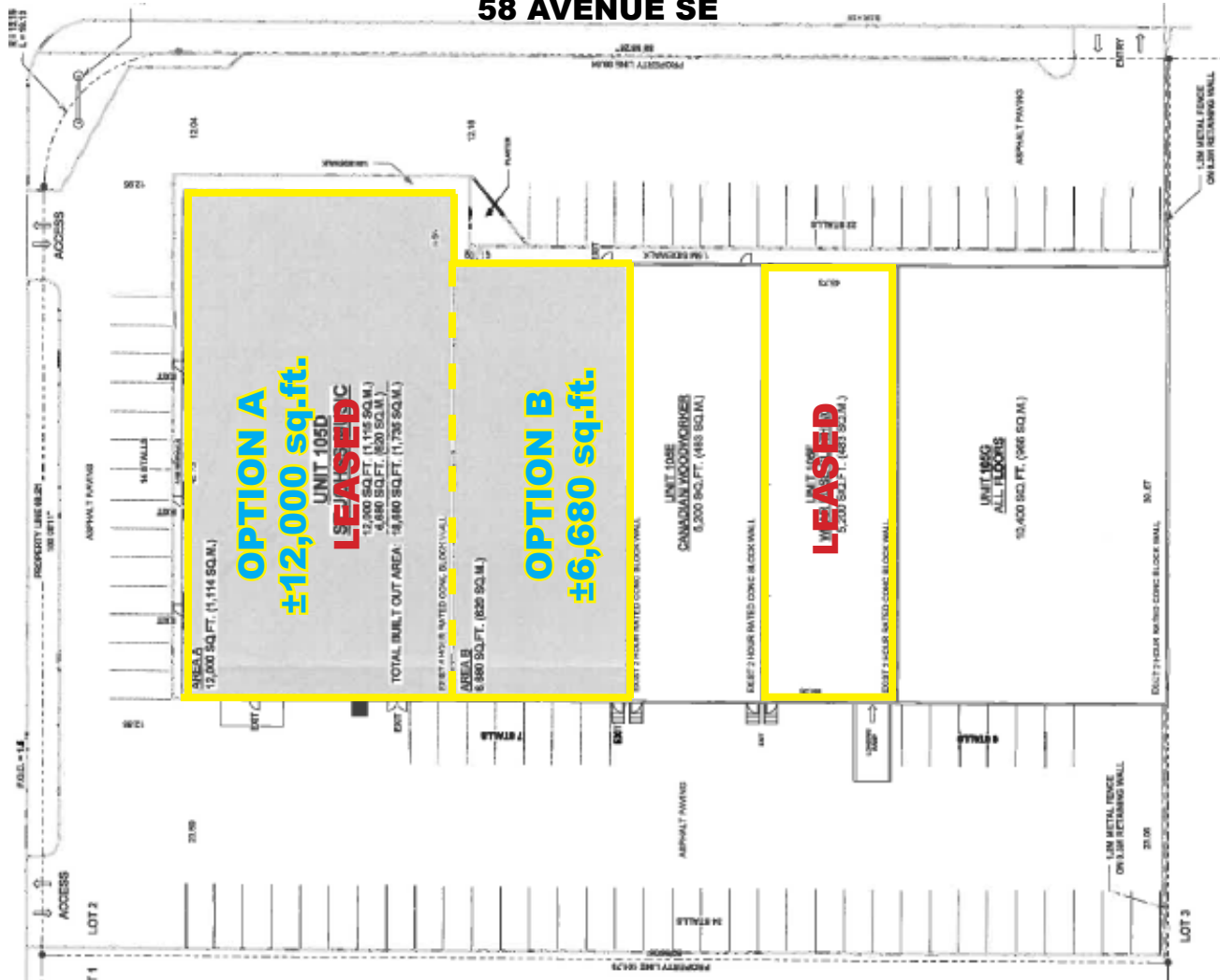
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CENTRE STREET

58 AVENUE SE



SIZES AVAILABLE:

~~Option A: ±12,000 sq.ft.~~ **LEASED**

Option B: ±6,680 sq.ft.

- The current layout is mostly open space under T-bar ceiling.
- Two washrooms.
- Dock loading.
- All uses considered, please call to discuss your requirements.

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