

FOR LEASE

3201- 9 STREET S.E. HIGHFIELD INDUSTRIAL PARK



PROPERTY DETAILS

BUILDING SIZE:	±1,872 sq.ft.
LOADING:	1 Dock Door, 1 Ramped Drive-in
CEILING:	±13' (to be verified)
NET RENT:	\$14.00 psf (plus escalations)
OPERATING COSTS:	\$8.15 (estimate for Au- gust 1, 2024 through to July 31, 2025)
AVAILABILITY:	30 Days Notice
HIGHLIGHTS:	Additional parking/ yard available. Call to discuss rate.



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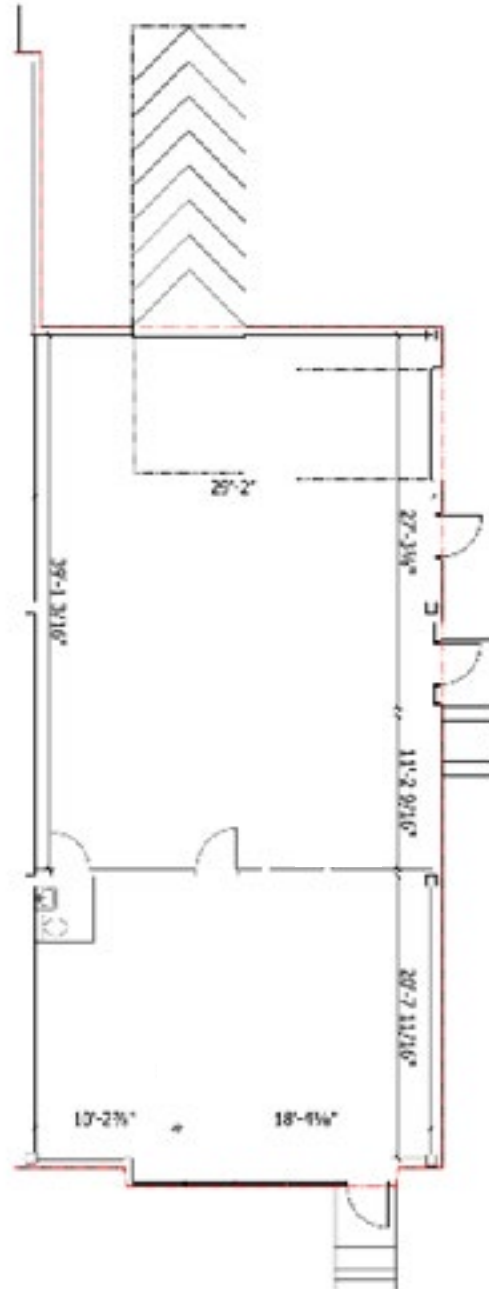
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