

FOR LEASE

2210 Main building - Holy Cross Center

2210 2nd Street SW



For more information, please contact :

DALE COUPRIE

Senior Leasing Agent

Cell : (403) 852 4448 Fax : (403) 228 4439

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BOW RIVER PROPERTY MANAGEMENT AND LEASING

B250 2210, 2nd Street, SW
Calgary, AB. T2S 3C3

<http://www.bowriverleasing.com>

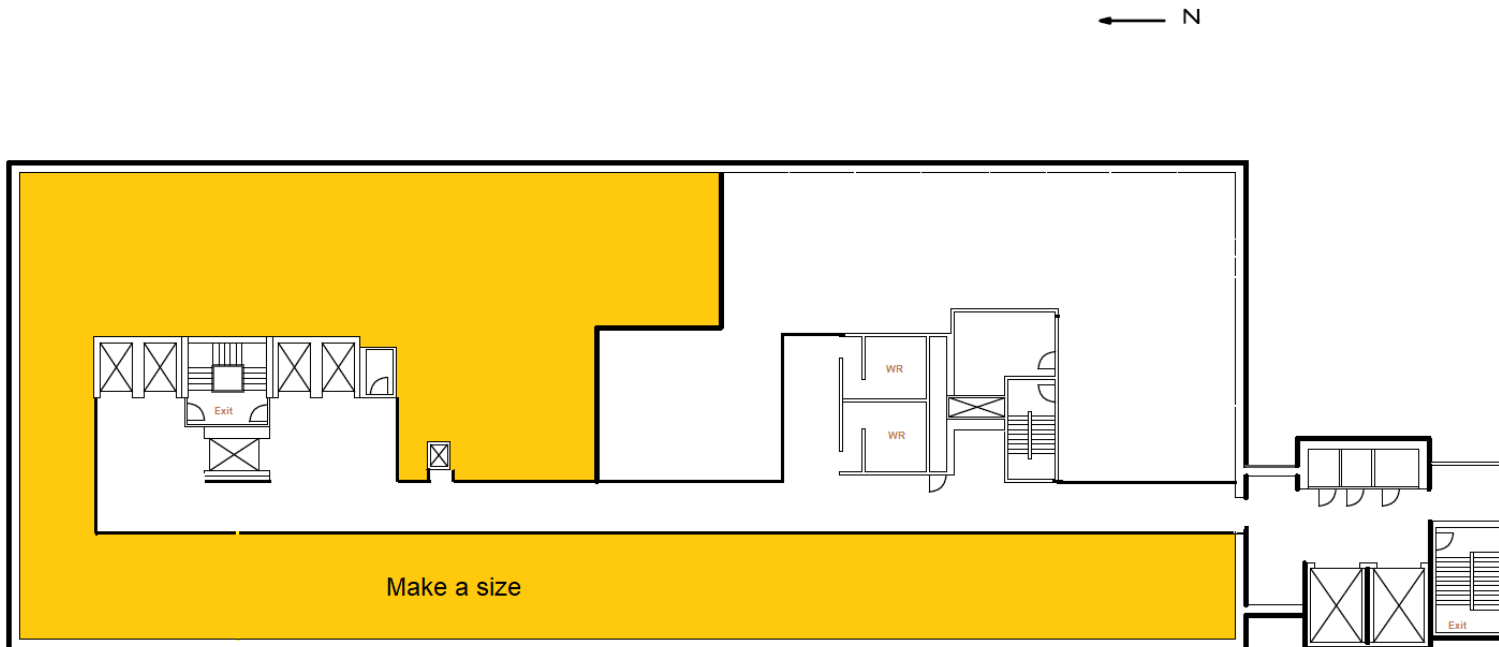
Floor 3

2210 Main building - Holy Cross Center
2210 2nd Street SW

HIGHLIGHTS

Suite - 3rd Floor

- * This semi-occupied floor is configured for anyone that would like an open space to build from scratch. The area in orange is available. You can make a size here.
- * There is a lot of plumbing to tap into.
- * New hallway with new LED lighting.
- * Glass entrance doors with smart keys.
- * view : Downtown
- * Open space
- * 14000 sf



THIRD , FOURTH FLOOR
1967 WING

Floor 4

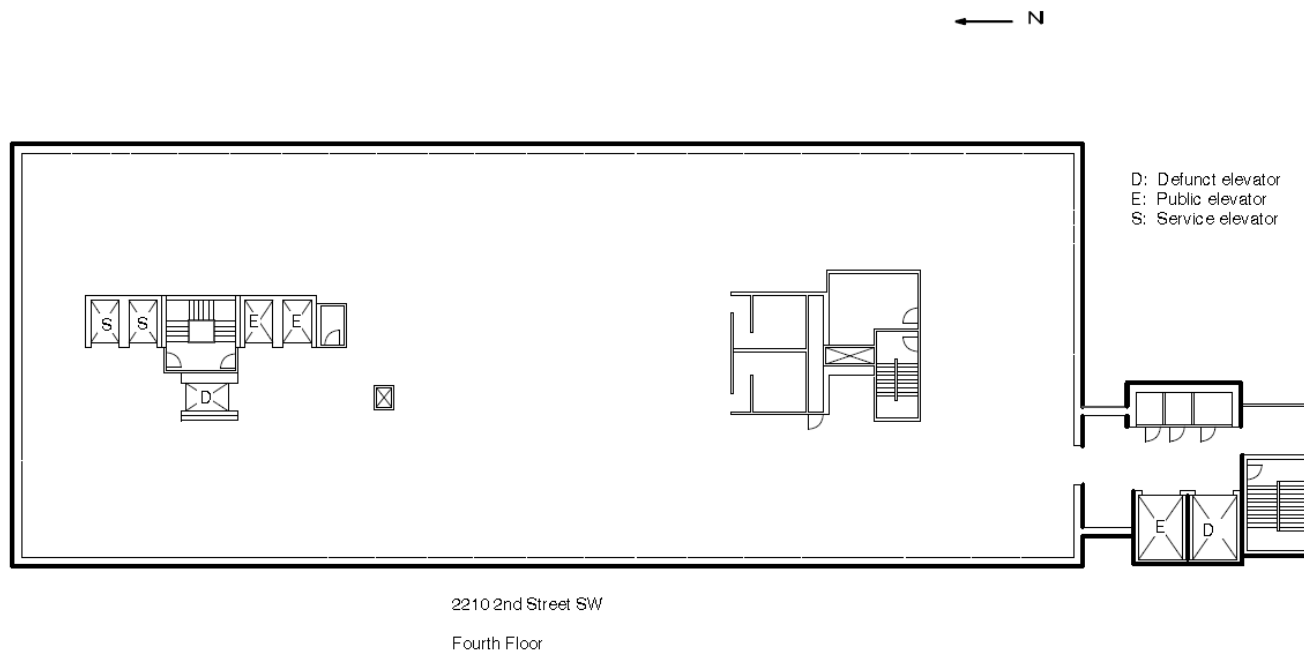
2210 Main building - Holy Cross Center
2210 2nd Street SW

23,178 SF

HIGHLIGHTS

Suite - 4th Floor

- * This open floor is available for development.
- * view : Downtown
- * Ensuite washroom(s)
- * Open space
- * Server room
- * 23678 sf



Vacant leasable space in base building condition.

Floor square footage: 23678

FOR LEASE

Henry Hunag wing - Holy Cross Center

2204 2nd Street SW



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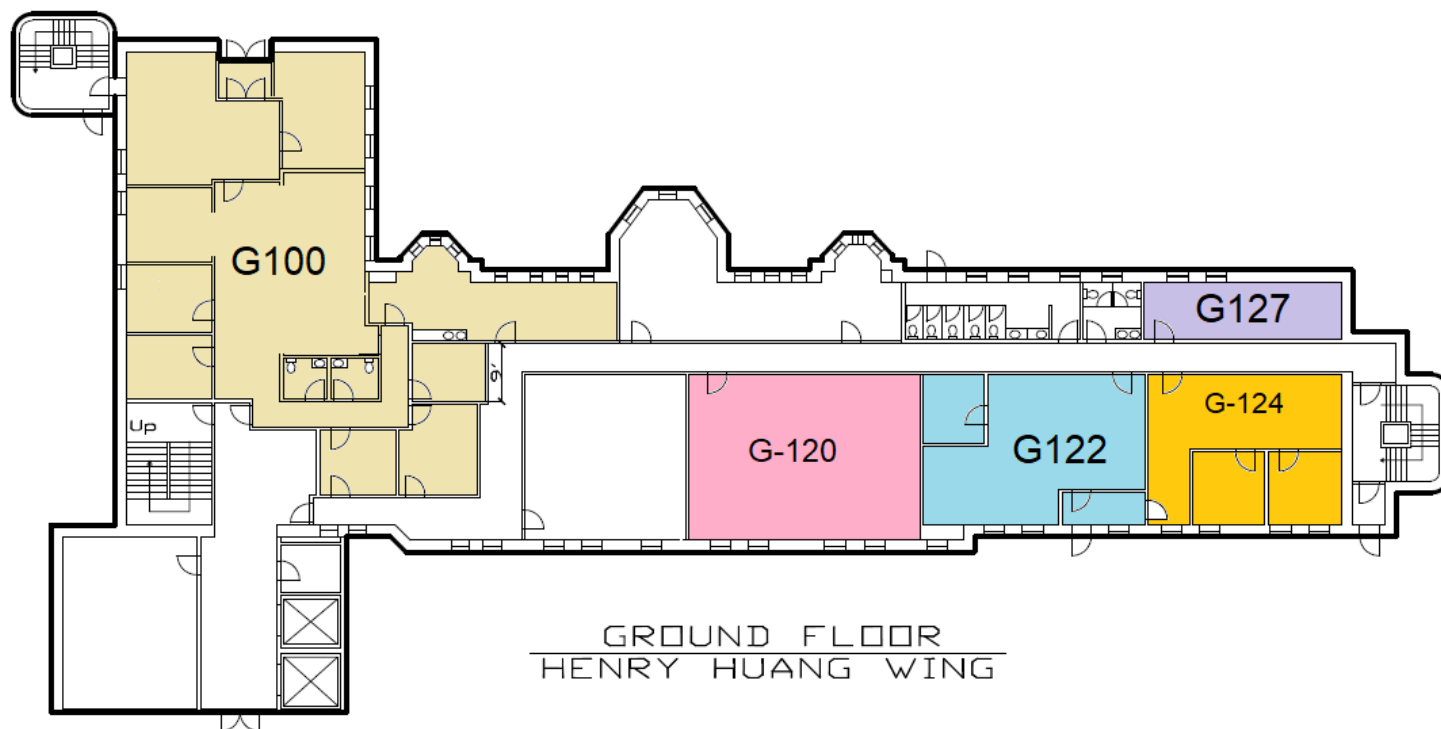
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Ground Floor

2204 Henry Huang wing - Holy Cross Center
2204 2nd Street SW



HIGHLIGHTS

Suite - G100

- * Improvements in near mint condition.
- * Front entrance off of 2nd Street.
- * Terrific reception and wait area.
- * Character windows and views.
- * 11 rooms
- * view : Road
- * 4244 sf

Suite - G124

- * Enjoy this dual-room office with a dedicated entrance off the private staff parking lot.
- * Two distinct offices and easy washroom access round out this suite.
- * 5 rooms
- * view : Road
- * Board room
- * Storage
- * Data hub
- * 1544 sf

Suite - G122

- * Need a good open room. We have this one for you. Ask us about it today.
- * view : Road
- * Kitchen area
- * 1338 sf

Suite - G120

- * This open space can be designed as an open office. It is also available on short term matters.
- *

* view : Road
* 1273 sf

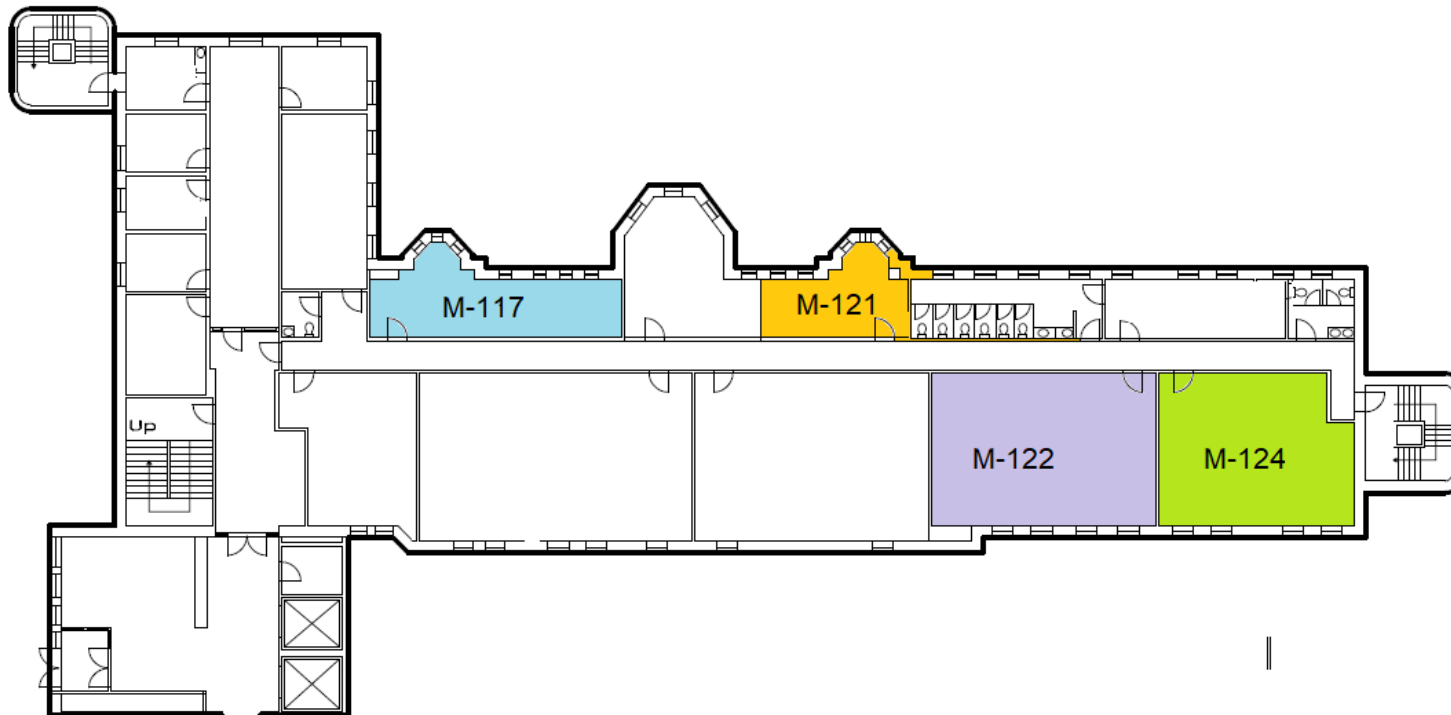
Suite - G118

* This single room environment can be divided into offices, exam rooms and much more. Located in a discrete part of the building this space would be optimum for low profile tenants

* view : Road
* 883 sf

Floor 1

2204 Henry Hunag wing - Holy Cross Center
2204 2nd Street SW



HIGHLIGHTS

Suite - M121

- * 382 sf

Suite - M-124

- * Open space
- * 1325 sf

Suite - M117

- * A very character-like space with a bay window and excellent street view facing west. Narrow room, but very neat and open space.
- * Open space
- * 741 sf

Suite - M125

- * Ask us about this space that is ready for a clinic or salon. Two plumbing points, electrical for wall sconces and more allow for a great and bright space.
- * 2 rooms
- * view : Road
- * 334 sf

Floor 2

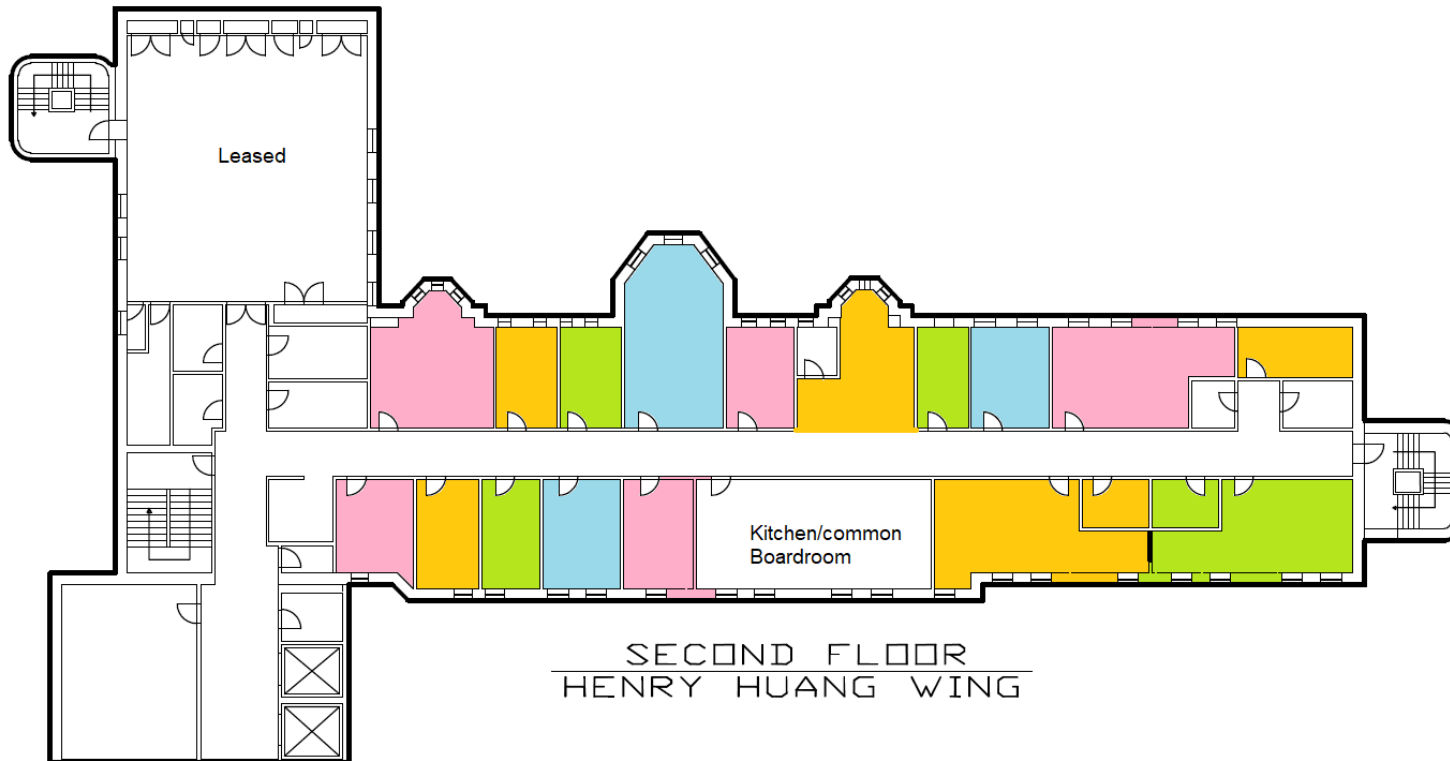
2204 Henry Hunag wing - Holy Cross Center
2204 2nd Street SW

12,000 SF

HIGHLIGHTS

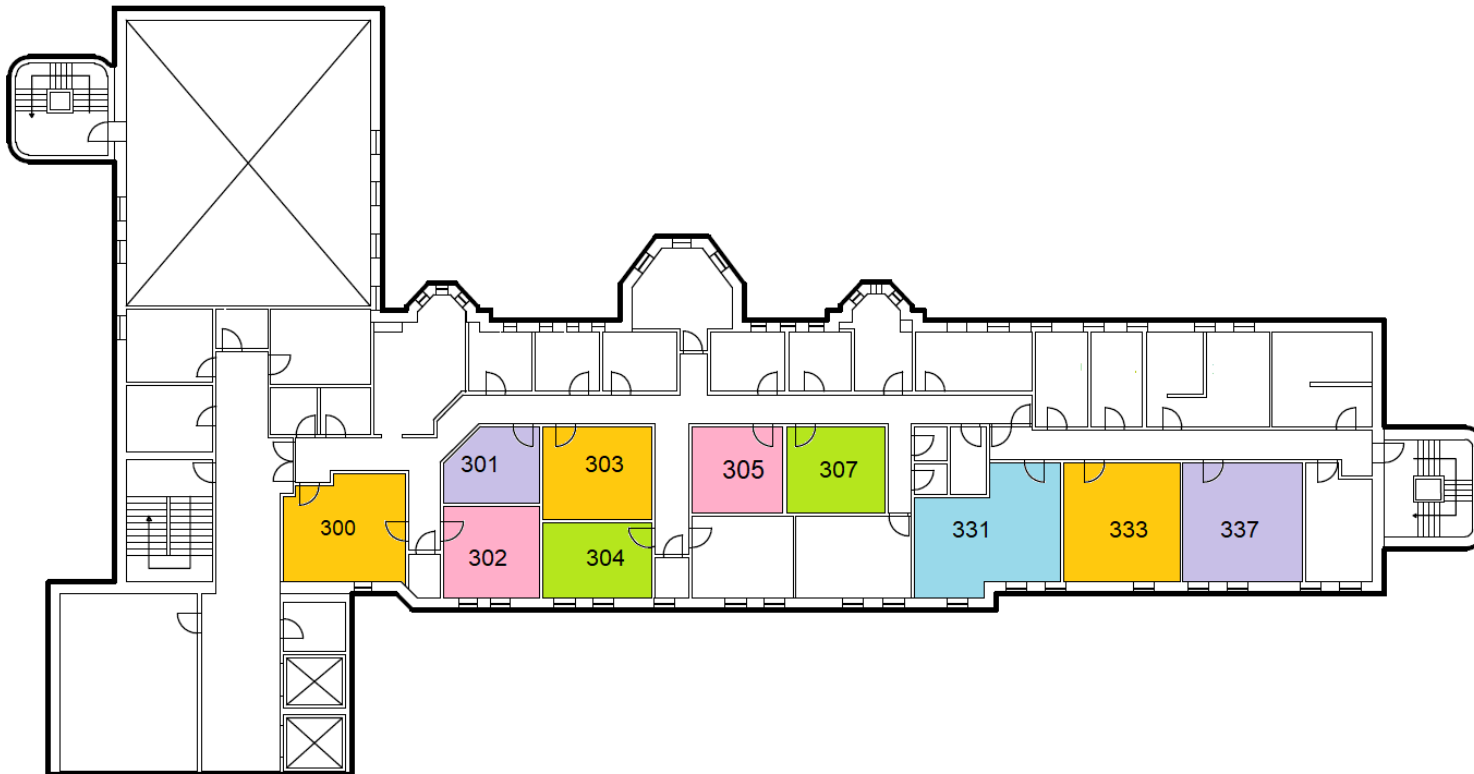
Suite - 200

- * 18 rooms
- * Board room
- * Storage
- * Reception area
- * Ensuite washroom(s)
- * Kitchen area
- * Sink(s)
- * Telephone hub
- * Data hub
- * 12000 sf



Floor 3

2204 Henry Hunag wing - Holy Cross Center
2204 2nd Street SW



HIGHLIGHTS

Suite - 300

* 520 sf

Suite - 337

* 537 sf

Suite - 333

* 541 sf

Suite - 331

* view : River

* 636 sf

Suite - 304

* view : River

* 286 sf