AVISON YOUNG

For Lease | Office Space

524 - 17th Avenue SW
Calgary, AB

Particulars

3rd Floor:	1,023 SF
Rental Rate:	Aggressive rates
Op Costs:	$20.03 psf (2022 est.)
Term:	Flexible
Parking:	Surface parking available @ $300/stall/m

Highlights

- Great location on vibrant 17 Avenue SW, close to numerous amenities
- Close proximity to Victoria Park/Stampede LRT

Get more information

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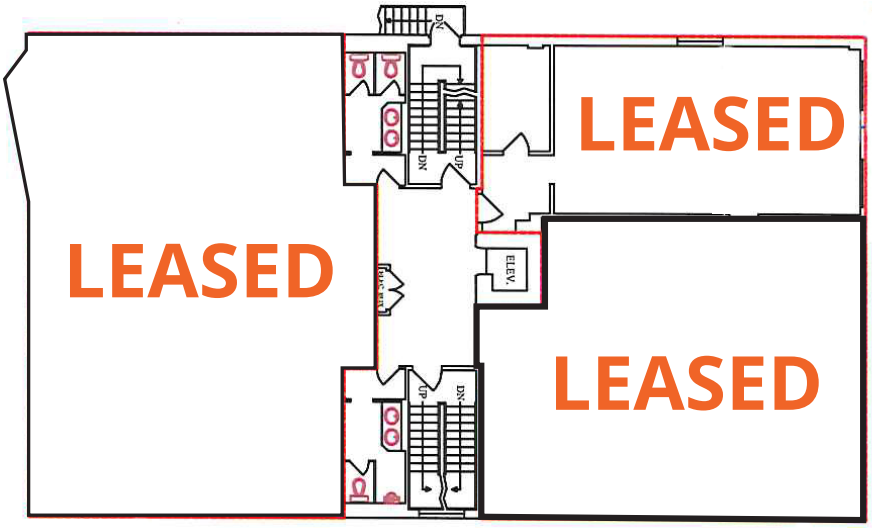
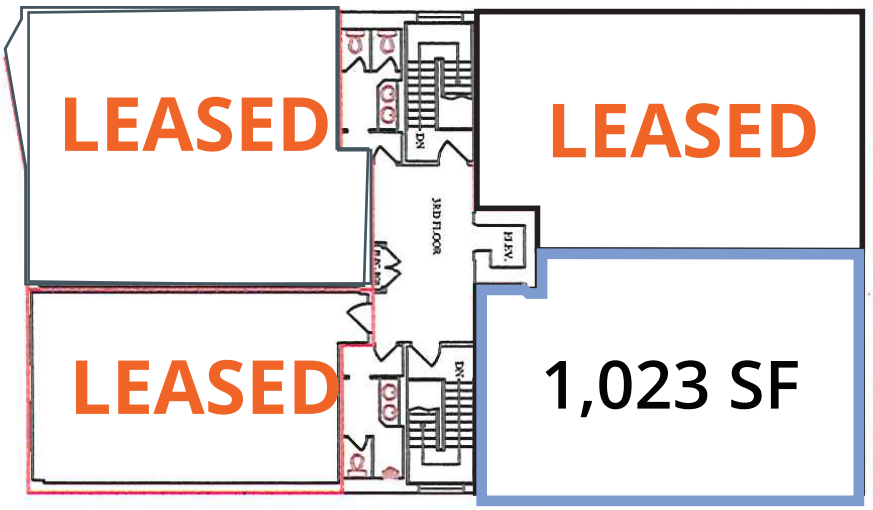
2nd Floor Plan



3rd Floor Plan



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Dining

1. The Pint
2. Tropical Latin Street Food & Cocktails
3. McDonalds
4. 1410 World Bier Haus
5. Morgan's Pub on 17th
6. Home & Away Calg. Kitchen
7. Los Chilitos
8. Wendy's
9. KFC
10. Jameson's Irish Pub
11. Kuzina Greek Inspired Kitchen
12. 80th & Ivy Modern Kitchen
13. Watchman's Pub
14. Boston Pizza
15. Golden Bell Saigon
16. Tim Horton's
17. Pizza Hut
18. Tubby Dog
19. Waves Coffee House
20. Cibo Calgary
21. FARM
22. Nellie's Cosmic Café
23. Roosevelt
24. The Coup
25. Freshii
26. Opa!
27. Ristorante Italiano Buon Giorno
28. Pare Café & Brasserie
29. Cow Juice
30. Analog Coffee
31. The Big Cheese Poutinerie
32. Clive Burger
33. MARKET
34. Express Pizza & Chicken
35. Fiore's
36. Thai Tai's
37. Una Pizza & Wine
38. National on 17th
39. The Ship & Anchor
40. Ox & Angela
41. Cleaver
42. The Living Room
43. Local 510
44. Anju
45. Bar C
46. Cilantro
47. Buttermilk Fine Waffles
48. Sal's Flatbread
49. Model Milk

Services

1. Money Mart
2. Scotiabank
3. Gloss Salon & Spa
4. Eye Candy Optical
5. Veronica Flowers
6. Calgary Jewelry
7. CIBC
8. Sleep Country Canada
9. Mac's
10. Liquor Depot
11. ATB Financial
12. Eye on 17th
13. Purolator
14. Rexall
15. Medicentres
16. Kit and Ace
17. Wind Mobile
18. Bell Mobility
19. H & R Block
20. Chrome Hair Design
21. Hemporium
22. Swimco
23. TD Canada Trust
24. Structube
25. Best Buy
26. Ethos Bridal Group
27. David's Tea
28. Oasis Wellness Ctr & Spa
29. West Elm
30. Tutti Fruitti Frozen Yogurt
31. Ooh La La
32. HSBC
33. Pet Planet
34. Flight Centre
35. Shoppers' Drug Mart
36. BMO
37. Starbucks
38. Inner-City Underground Marketplace
39. Reid's
40. Servus Credit Union
41. RA Clothing
42. The Rocket
43. Menchie's Frozen Yogurt
44. Fishman's Personal Care Cleaners
45. Purr
46. Shell
47. Jesse's Hair Design
48. Lululemon
49. Roots
50. Exquisite Nail Salon
51. Stray Salon
52. Studio Revolution

17th Avenue

17th Avenue is a pedestrian friendly retail and shopping district in the Calgary Beltline. This vibrant retail corridor spans from 14th street to 4th street. 17th Avenue is a perfect mix of boutique shopping, and everyday services and necessities. It is also home to many of Calgary's dining hot spots, including fine dining restaurants, casual cuisine, lively lounges, and inspirational cafés.

Become a part of 17th Avenue, Calgary's Retail & Entertainment District!

BEST MANAGED COMPANIES CANADA
Platinum member

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