

9,182 sf

Suite 200 • Full floor

OFFICE SPACE FOR LEASE

7101 5th Street SE
Calgary

P One of the best parking ratios – 1:213 sq. ft.



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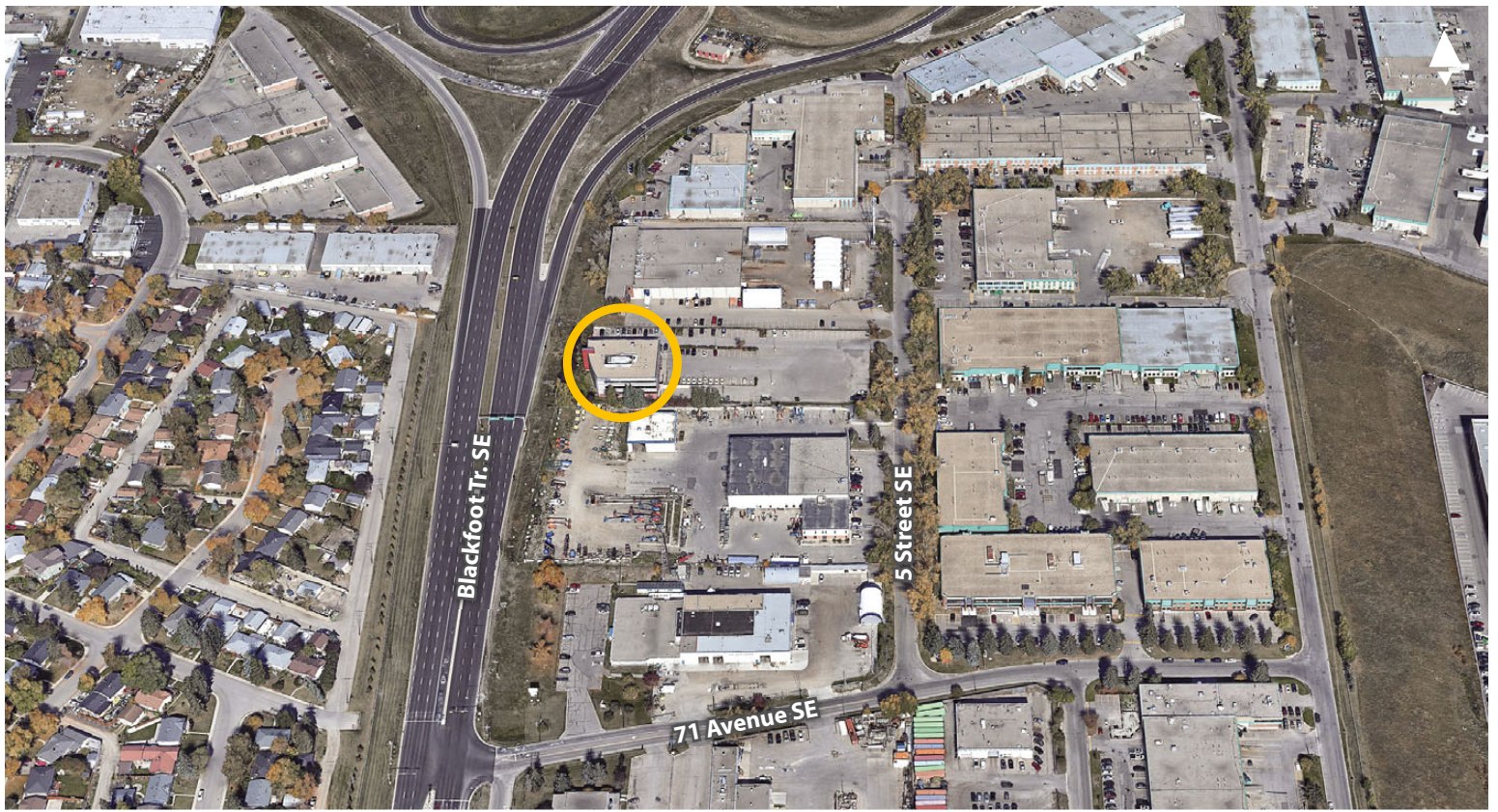
LOCAL EXPERTISE MATTERS



CELEBRATING

50 YEARS

1973-2023



- » Suburban office space with one of the best parking ratios.
- » Superior access to Blackfoot Tr. SE and Glenmore Tr. SE.



Signage on 5 Street SE



Surface parking

LEASE INFORMATION

MUNICIPAL ADDRESS: 7101 5th Street SE, Calgary

AVAILABLE FOR LEASE:

» 9,182 sq. ft. – Suite 200
• Full floor.

~~» 3,557 sq. ft. – Suite 100~~ **LEASED**
• Private entrance.

AVAILABILITY: Immediate

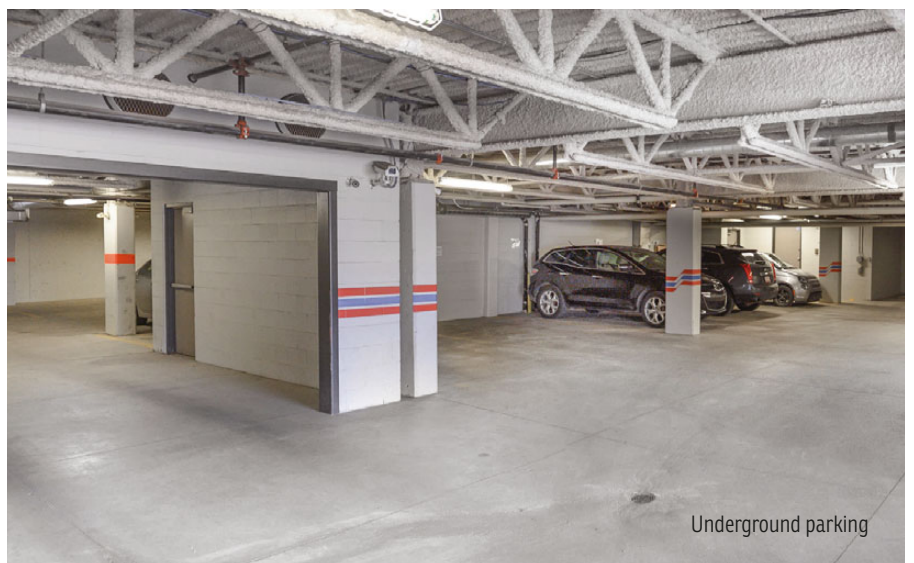
PARKING:

- » 1:213 sq. ft. ratio;
- » Underground and surface stalls available;
- » No charge for surface stalls.

T.I.A.: Negotiable

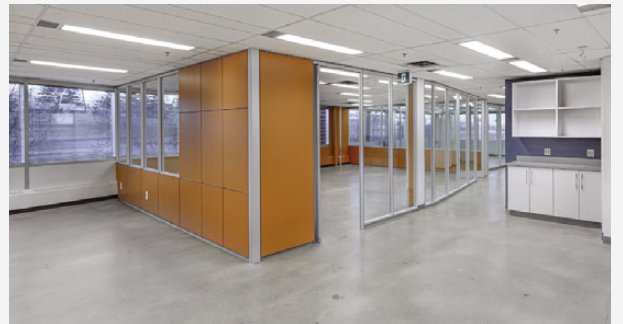
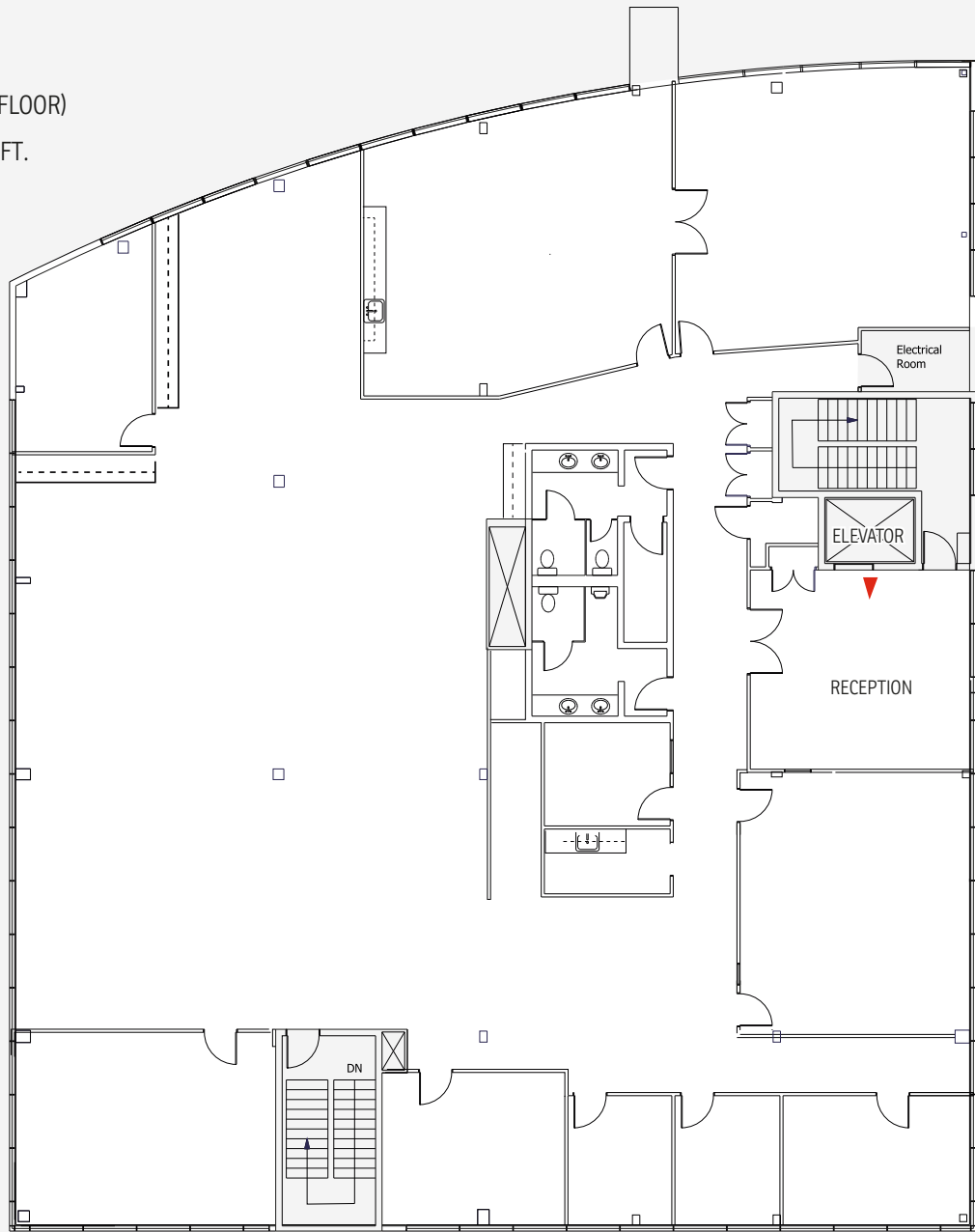
OP. COSTS AND TAXES: \$12.38 per sq. ft. (est., 2024)

LEASE RATE: Market

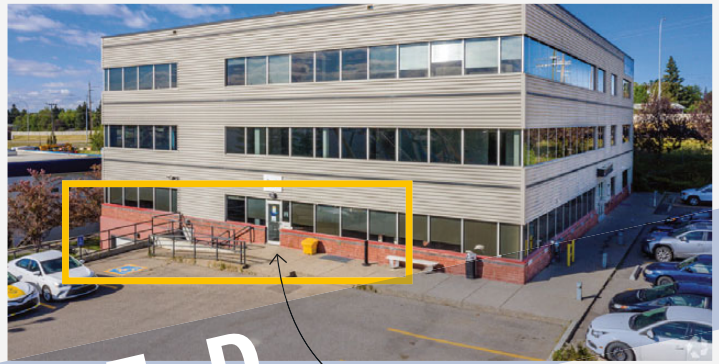


Underground parking

SUITE 200 (2ND FLOOR)
9,182 SQ.FT.



SUITE 100 (MAIN FLOOR)
3,557 SQ.FT.



PRIVATE ENTRY



LEASED



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