

**AVISON
YOUNG**

For Lease

2928 18 Street NE, Calgary, Alberta



Avison Young is pleased to present the opportunity to lease a ±2,490 SF industrial bay in South Airways Industrial Park, NE Calgary.

Tyler Wellwood, Principal
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FOR LEASE: 2928 18 Street NE, Calgary, Alberta

Property details

DISTRICT

South Airways Industrial Park

ZONING

I-G (Industrial-General)

LOADING

1 Drive-In (per bay)

UNIT SIZE

± 2,490 SF

AVAILABILITY

Immediately

NET RENT

\$12.00 PSF

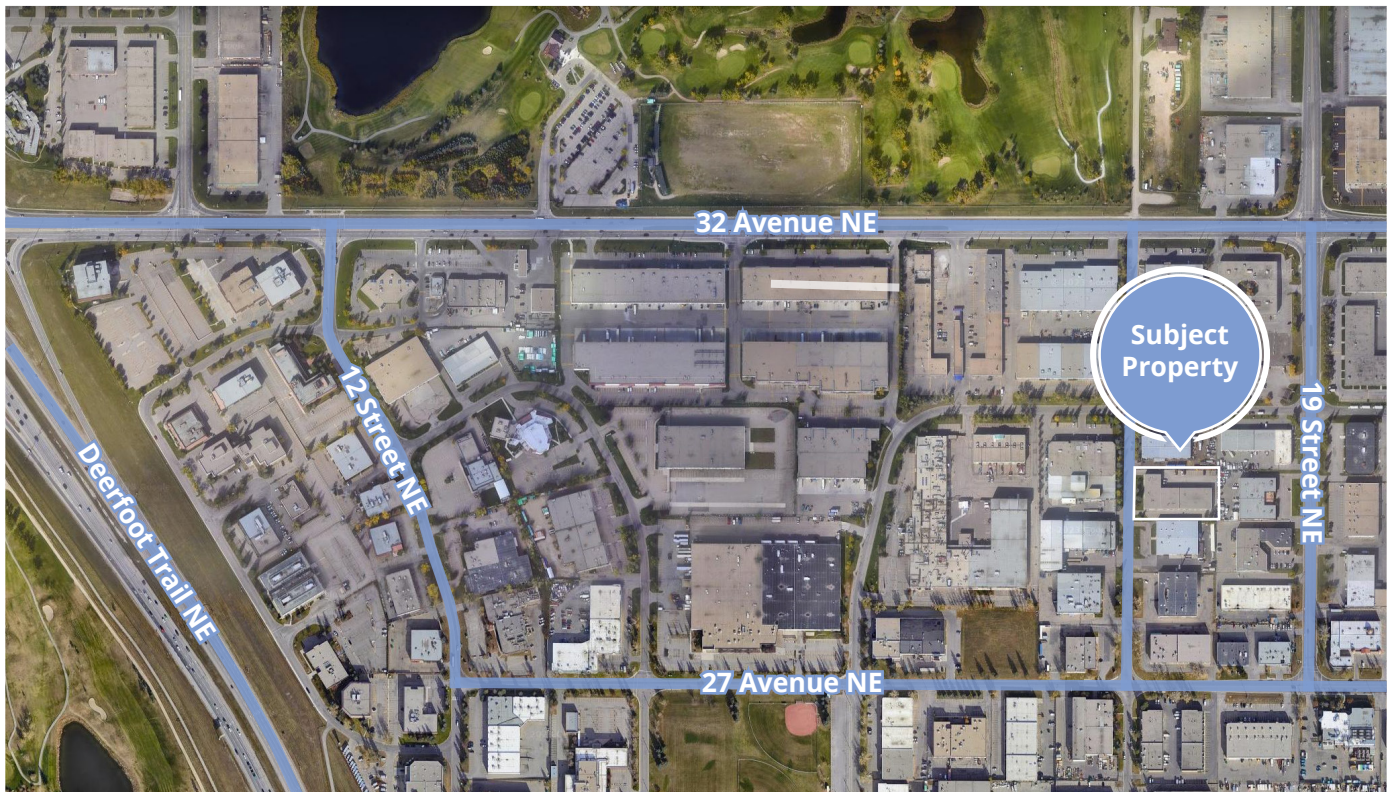
OP. COSTS

\$8.00 PSF (2023 est.)

Opportunity

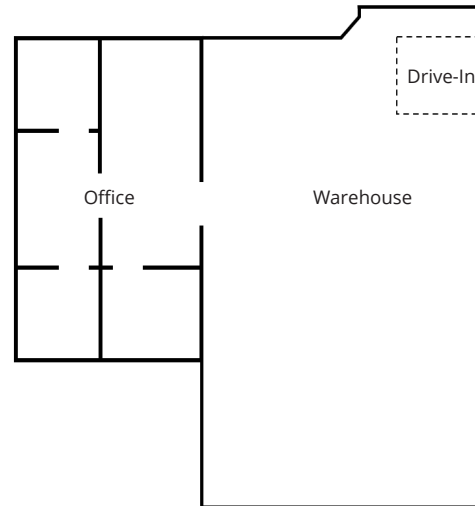
Avison Young is pleased to present the opportunity to lease a 2,490 SF industrial bay located in South Airways Industrial Park.

- Assigned parking stalls per each bay
- Rear truckcourt has available yard space
- Multiple access points to the property
- Direct Access to 32 Avenue NE and Deerfoot Trail NE



Unit 13 Details

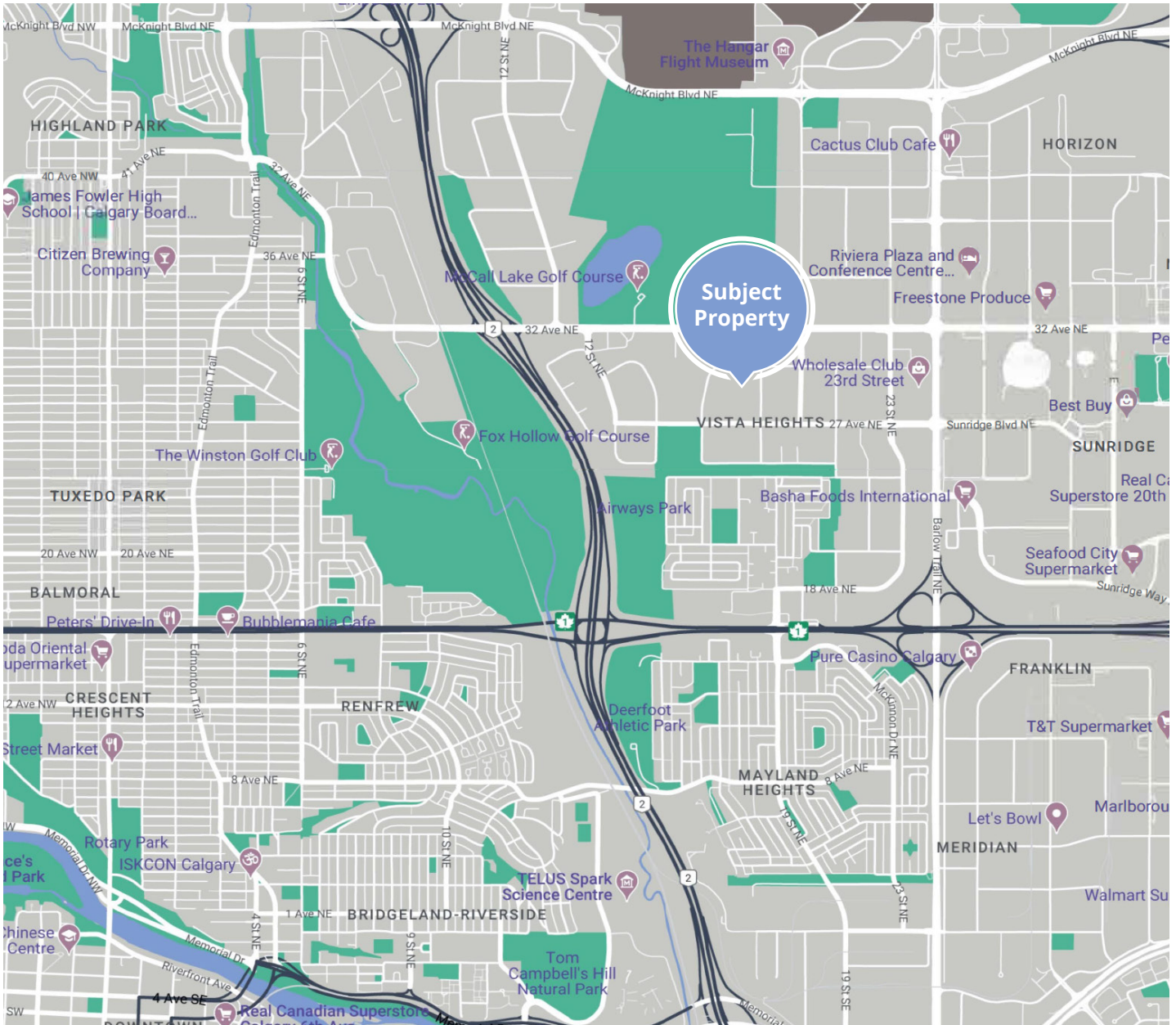
UNIT 13	
Office SF	± 690
Warehouse SF	± 1,800
Total SF	± 2,490
Power	100 Amps
Clearance	16.0'
Loading	1 Drive-in Door (12' x 12')
Net Rent	\$12.00 PSF
Additional Rent	\$8.00 PSF
Available	Immediately



- 3 assigned parking stalls
- Bonus office/storage space built in mezzanine
- Front exposure to 18 Street NE



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Calgary, Alberta



For more Information:

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