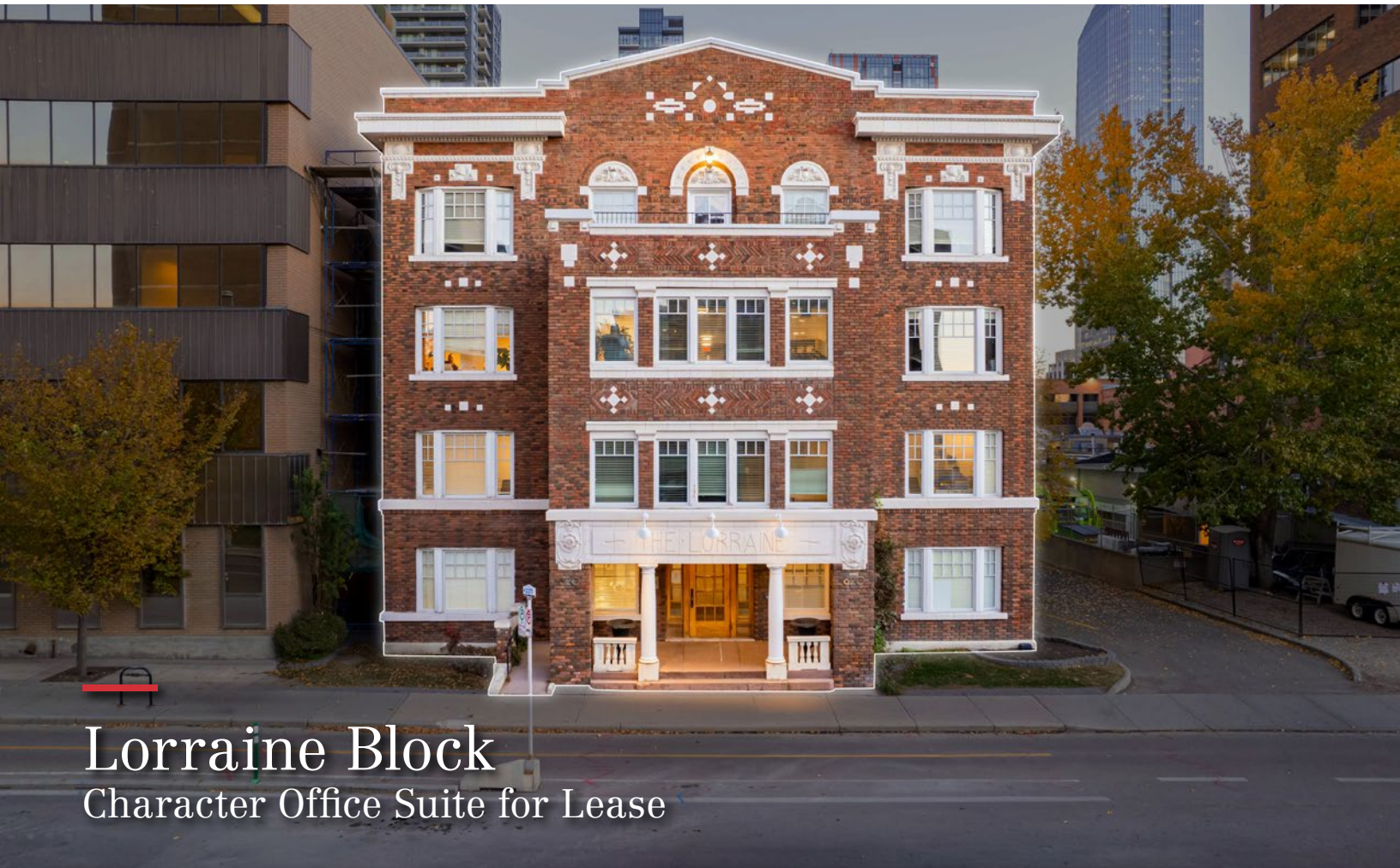




Lorraine Block

Character Office Suite for Lease

PROPERTY HIGHLIGHTS

- » Calgary Beltline's premier "A" class character office building.
- » Great central location close to amenities, 3-minute walk to the +15 system and the downtown core.
- » Beautiful brick heritage building with large windows.
- » Exposed brick, natural light, and high-end improvements.

PROPERTY DETAILS

FLOOR	Main
LEASABLE AREA	±3,258 SF
LEASE RATE	Market
2025 ADDITIONAL RENT	\$14.46 (+ management fee)
TERM	Flexible
PARKING	\$325 /stall /month
OCCUPANCY	Immediate

For more information,
please contact:

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FLOOR PLAN



SUITE 102
±3,258 SF

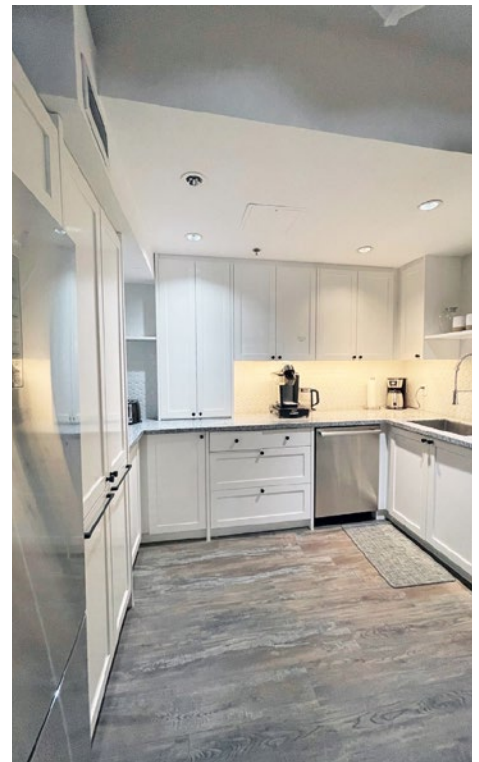
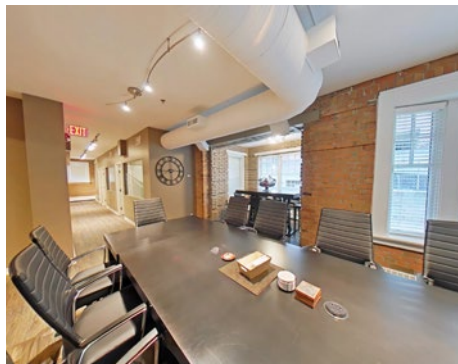
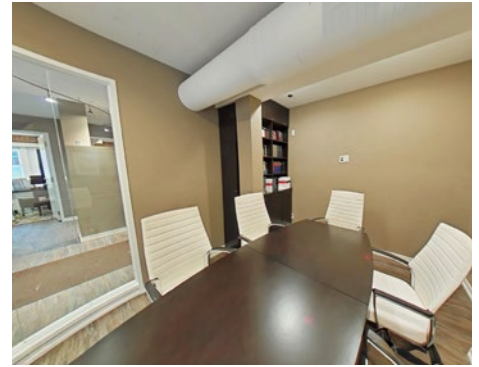
Existing Buildout:

- » 8 Offices
- » Meeting Rooms
- » Kitchen
- » Storage Rooms
- » Printer Room
- » Private Bathroom
- » Reception

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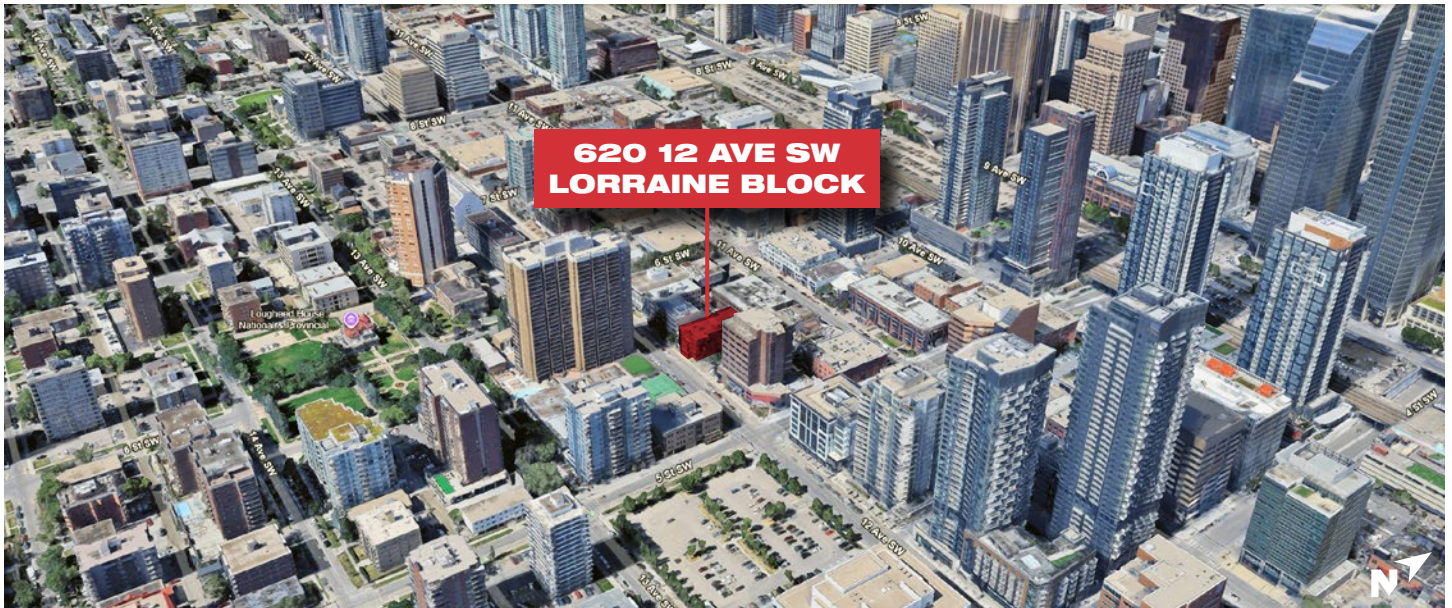


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PROPERTY LOCATION



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