FOR LEASE
WOODSTONE MANOR
1207 & 1215 13TH STREET SE CALGARY, AB

FOR INFORMATION CONTACT:

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MUNICIPAL HERITAGE EDWARDIAN COMMERCIAL:

Construction was completed at Woodstone Manor in 1916 in the typical Edwardian commercial style for industrial buildings. This site encapsulates the businesses it housed over its lifetime. Those trends range from lumber planing to manufacturing to warehousing.

Woodstone Manor changed hands from Seablom-Fraser Contracing Co. to the Hudson's Bay Company to serve as a warehousing option for the opening of their new 8th Avenue store at the same time as operating as a mill under local subsidiary.

In 1925, once Hudson's Bay had converted the building to a furniture warehouse operation, the exterior of Woodstone Manor had been improved upon. Such improvements included moving window placements and a full body pressed tin brick veneer.

Today, Woodstone Manor is associated with the dynamic industrial history of Inglewood/ Ramsay and operates as an office building.

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South view of building

West view of building

PROPERTY HIGHLIGHTS:

- Character office building located in Inglewood, walking distance to the 9th Avenue retail corridor
- Character space with original exposed wood beaming throughout
- Free surface parking
- Two minute walk from bus routes #1 & 411
- 5 minute drive to Downtown via 9 Avenue

PROPERTY DESCRIPTION:

YEAR BUILT	1916	
SPACE AVAILABLE	Suite 200:	1,641 SF
AVAILABILITY	Available immediately	
BASIC RENT	Market	
OPERATING COSTS	$15.52 per SF	
PARKING	Free scramble	

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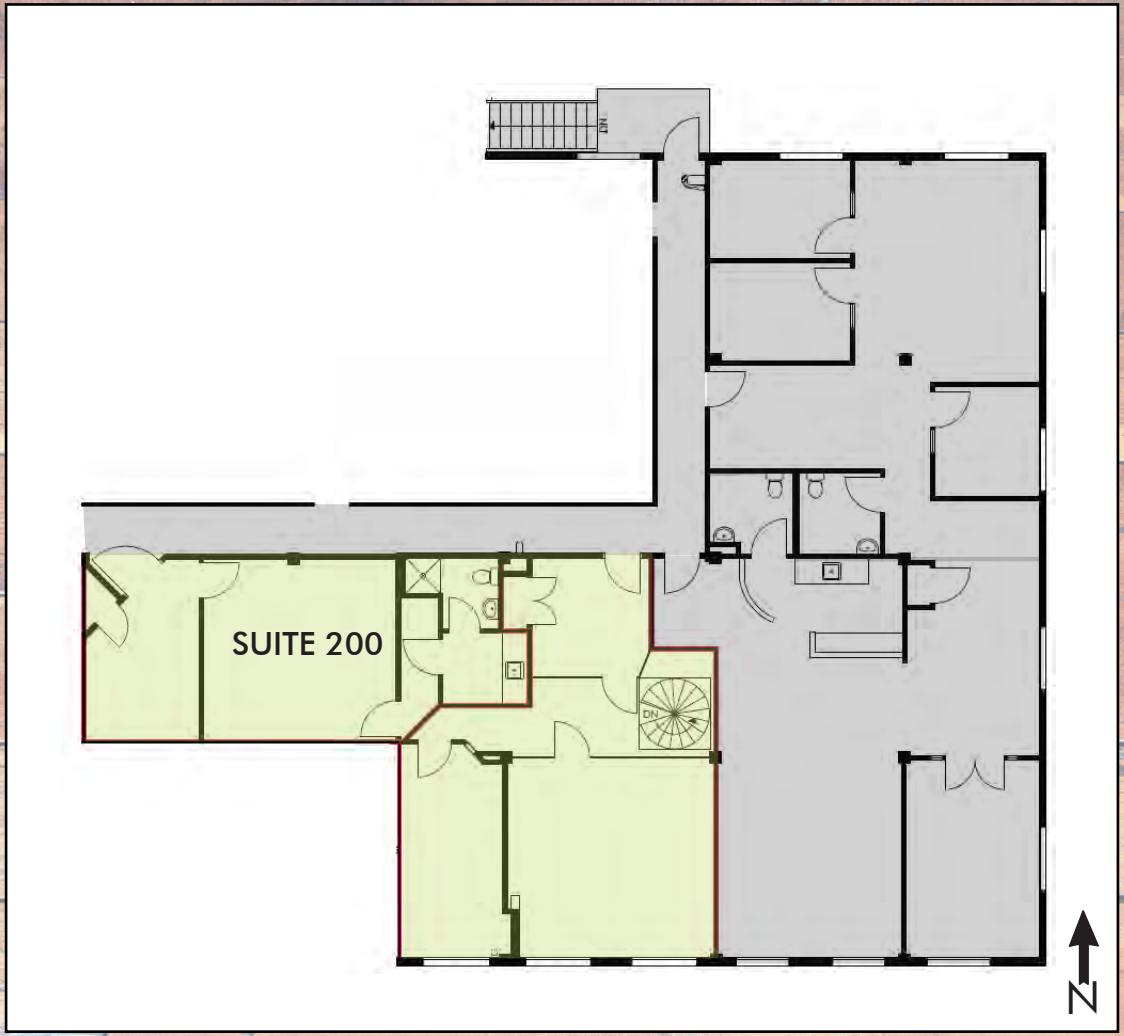
SUITE 200: 1,641 SF



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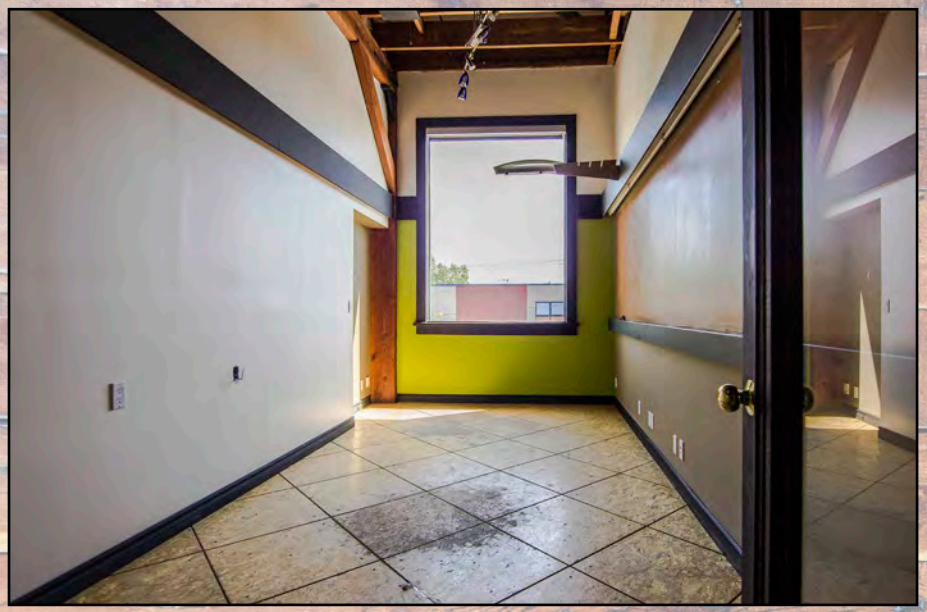

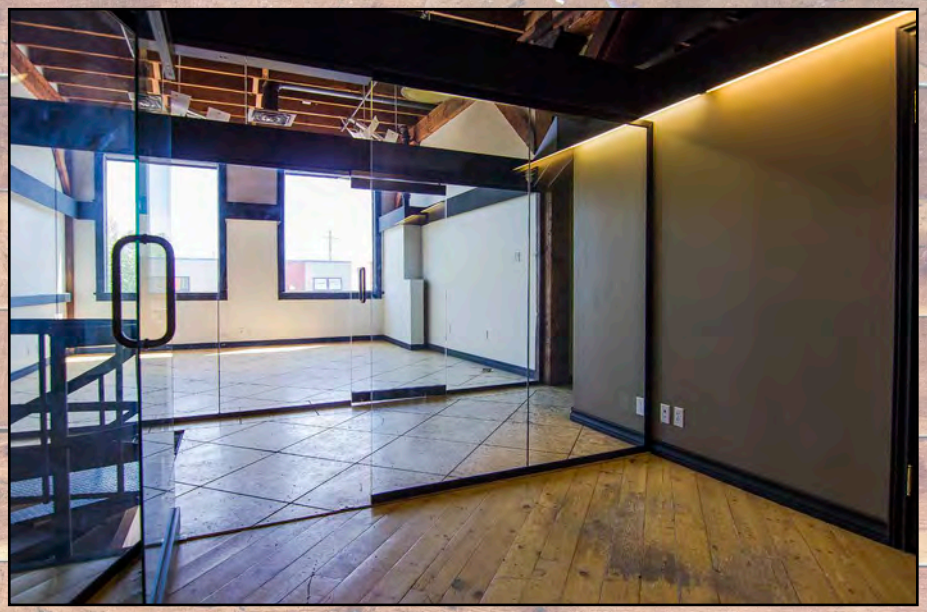

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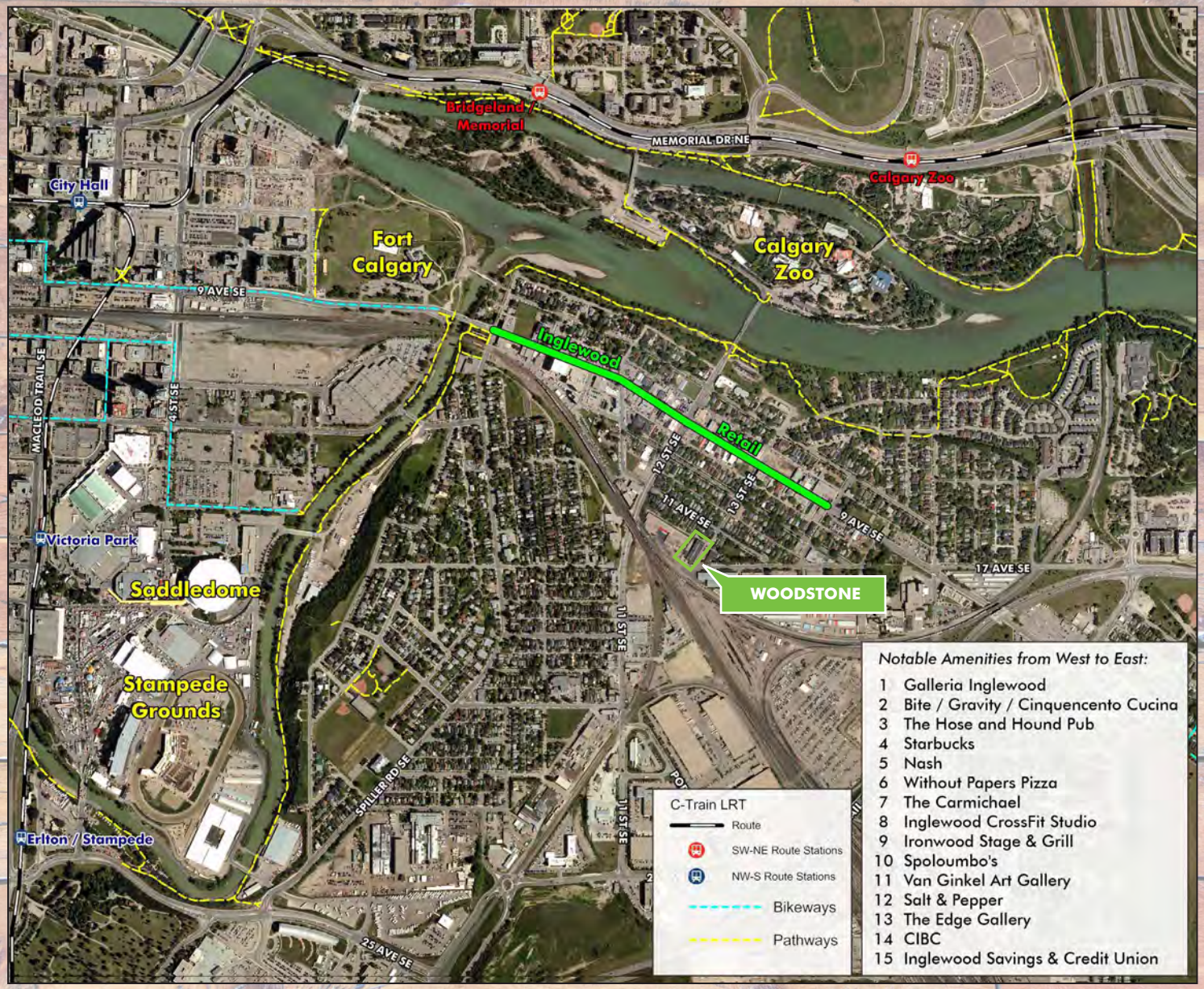

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