



CONNAUGHT CENTRE

1207 – 11th Ave SW
 Calgary, Alberta



KYLE GORDON 403.830.7904
 kyle@gordoncommercialrealty.com

Retail Space Available:

- Retail Suite 103 - LEASED
- Retail Suite 105 – approx. 2,405 SF
 Available immediately

Office Space Available:

- 2nd Floor – Various demising options
- 3rd Floor – LEASED
- 4th Floor – LEASED
- 5th Floor – Various demising options
 between 3,256 SF and 12,063 SF.
- #600 – 7,606 SF
- #650 – 622 SF
- #660 – LEASED
- #700 – 12,065 SF.

Rental Rates:	Market Rates
Operating Costs:	\$21.13 (2019)
Parking Ratio:	1/775 SF
Parking Rates:	\$225/Month

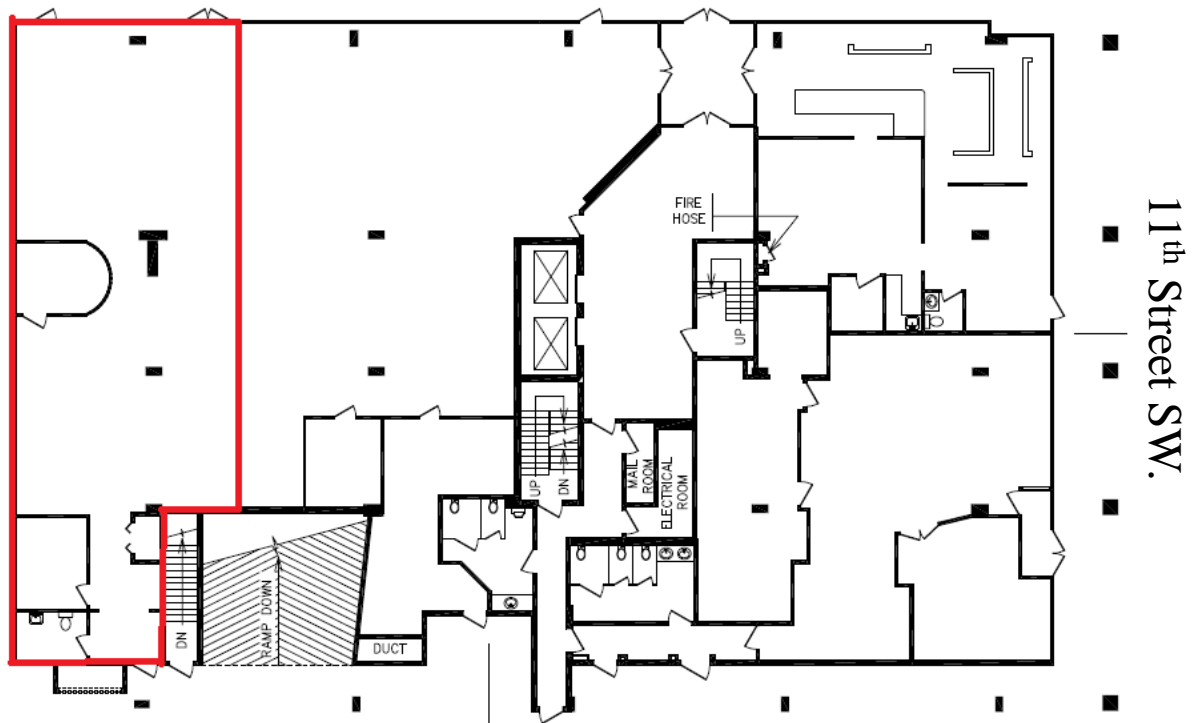
- Fitness facility and showers exclusive for tenant use.
- Other retail tenants include Cinnamon Indian Cuisine, Pink Lime Salon, Pet Planet
- Easy access by car or transit
- ½ block to Calgary CO-OP
- Numerous amenities in immediate area

Suite 400, 505 – 8 Avenue SW Calgary, Alberta T2P 1G2



Suite 105, Retail
Approx. 2,500 SF

11th Avenue SW.



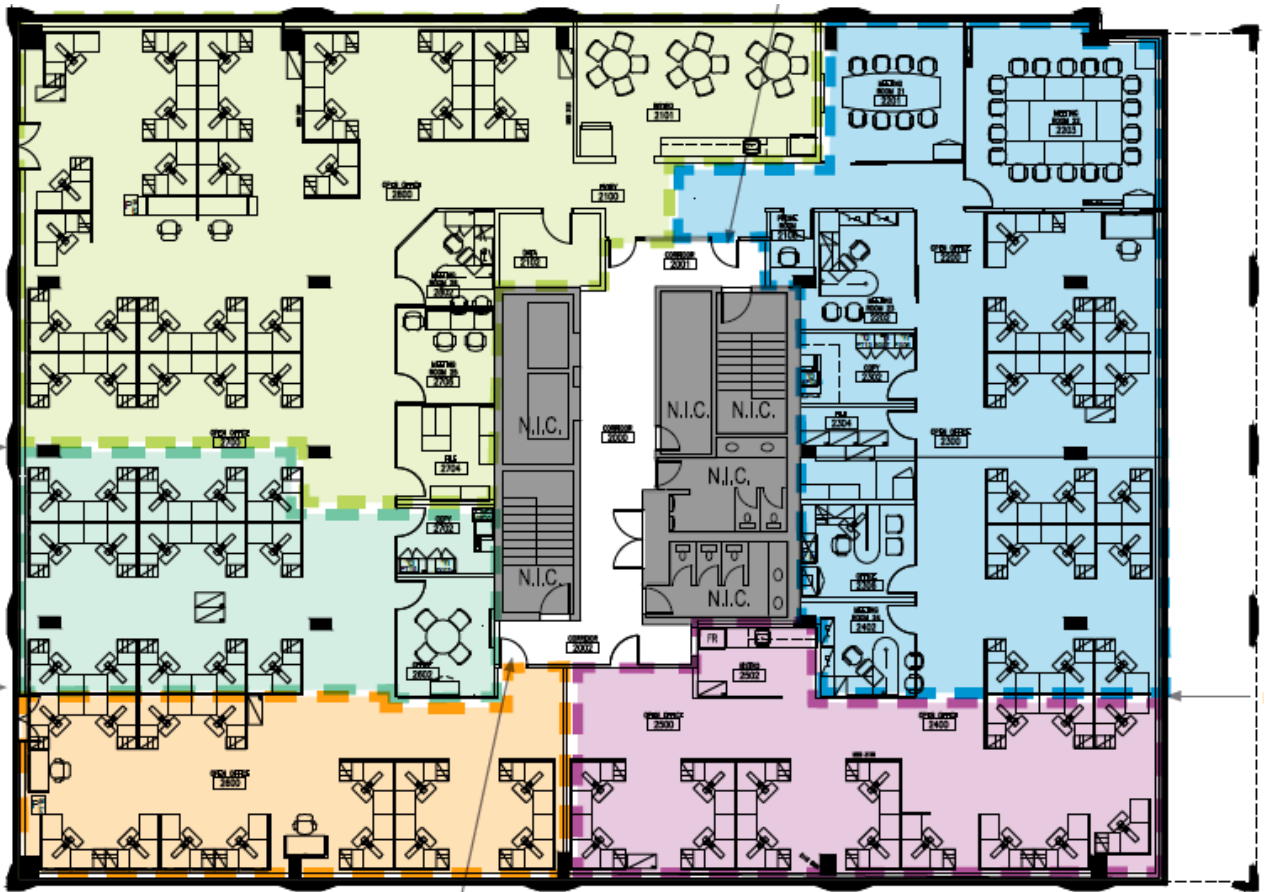
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Suite 200 - Various demising options Full floor 11,245 SF



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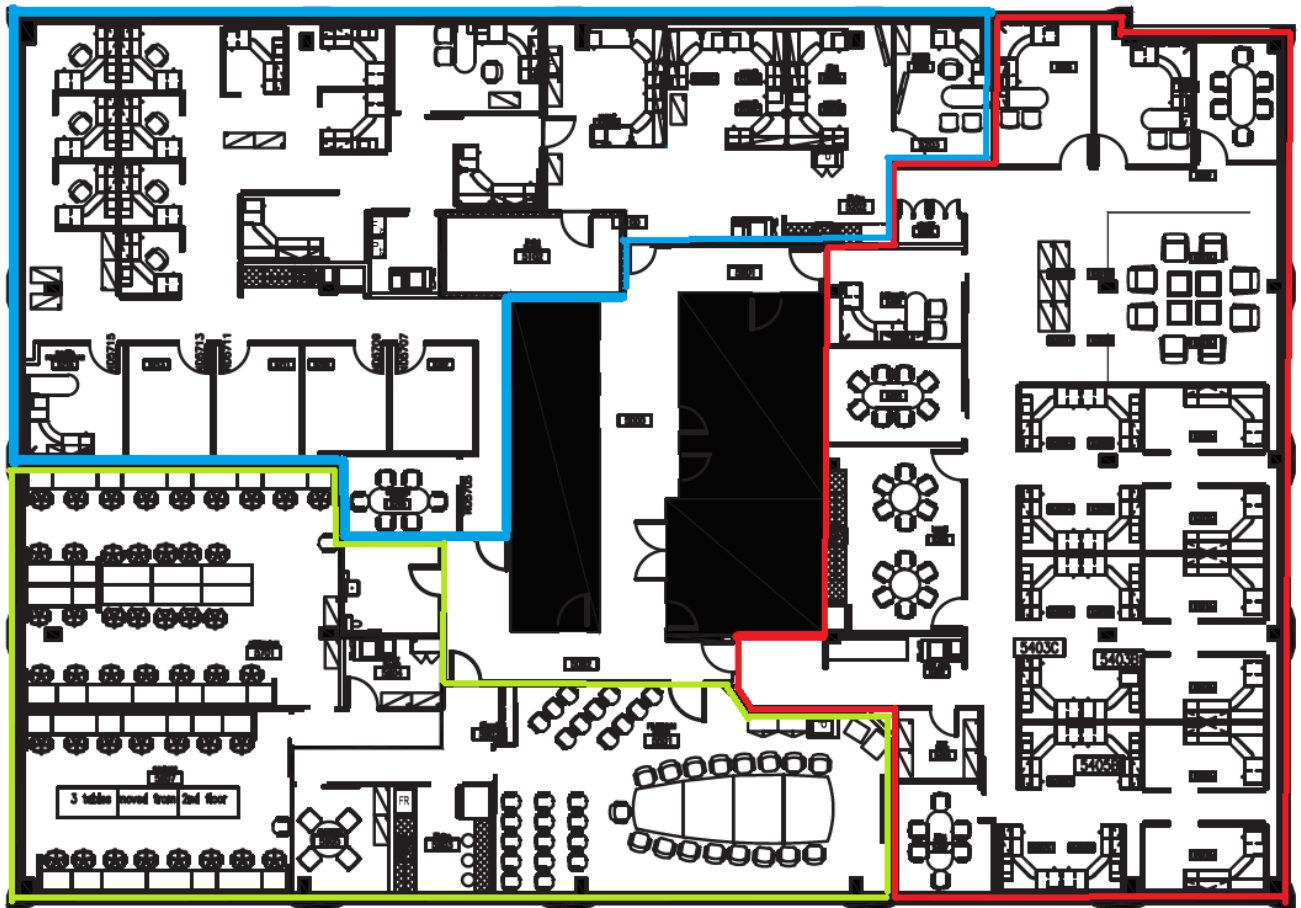
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Suite 500, Various combinations for a full floor potential of 12,063 SF

4,187 SF



3,256 SF

4,620 SF

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Suite 650 622 SF



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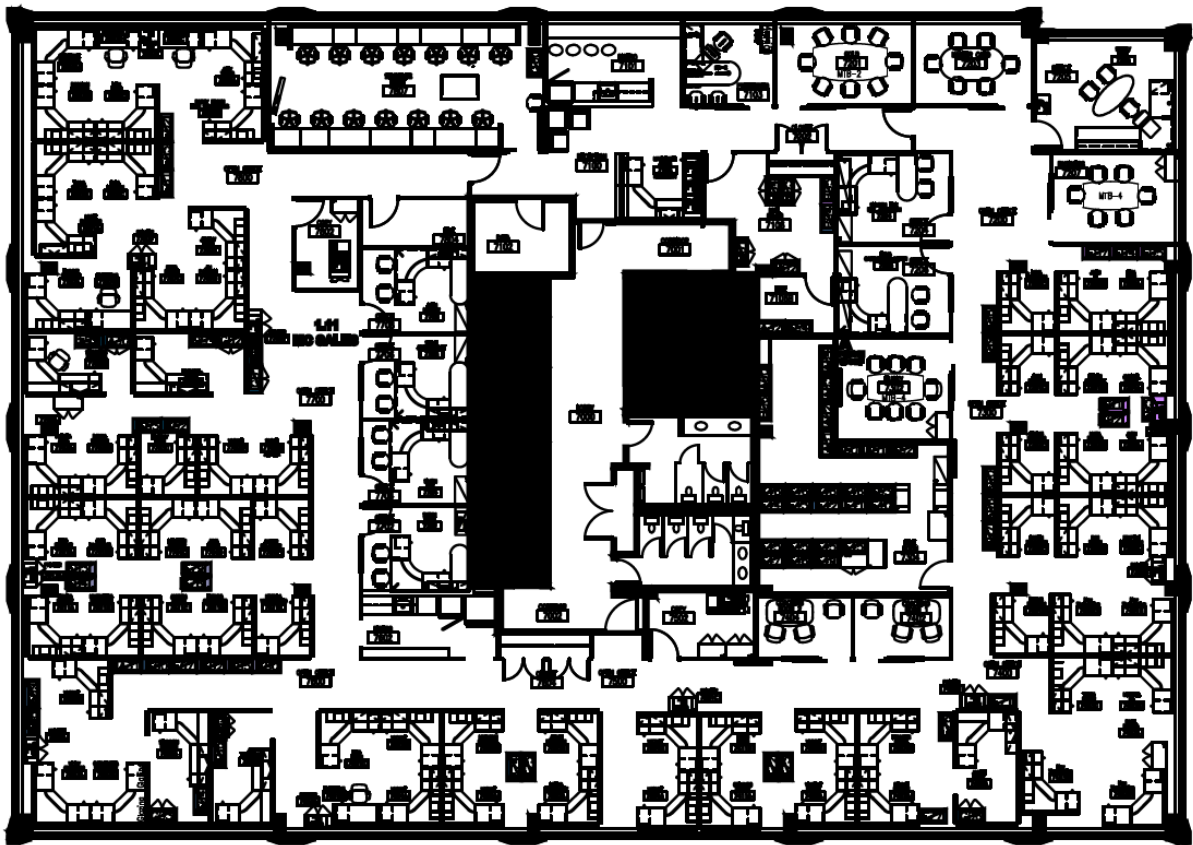
Realty Corp.



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Suite 700 12,065 SF



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