



Move-in ready spaces and short terms available!



Minutes to
Downtown



Easy accessibility
from main
thoroughfares



Excellent LRT
and transit
options



Close to
pathway
system



Retail and
Restaurant
hubs

Get more info.

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Particulars

Available: 202 - 3,553 sf
203 - 3,537 sf
*Contiguous to 7,090 sf

Occupancy: Immediately

T.I.A.: Negotiable

Net Rent: \$8.00 - \$10.00 psf

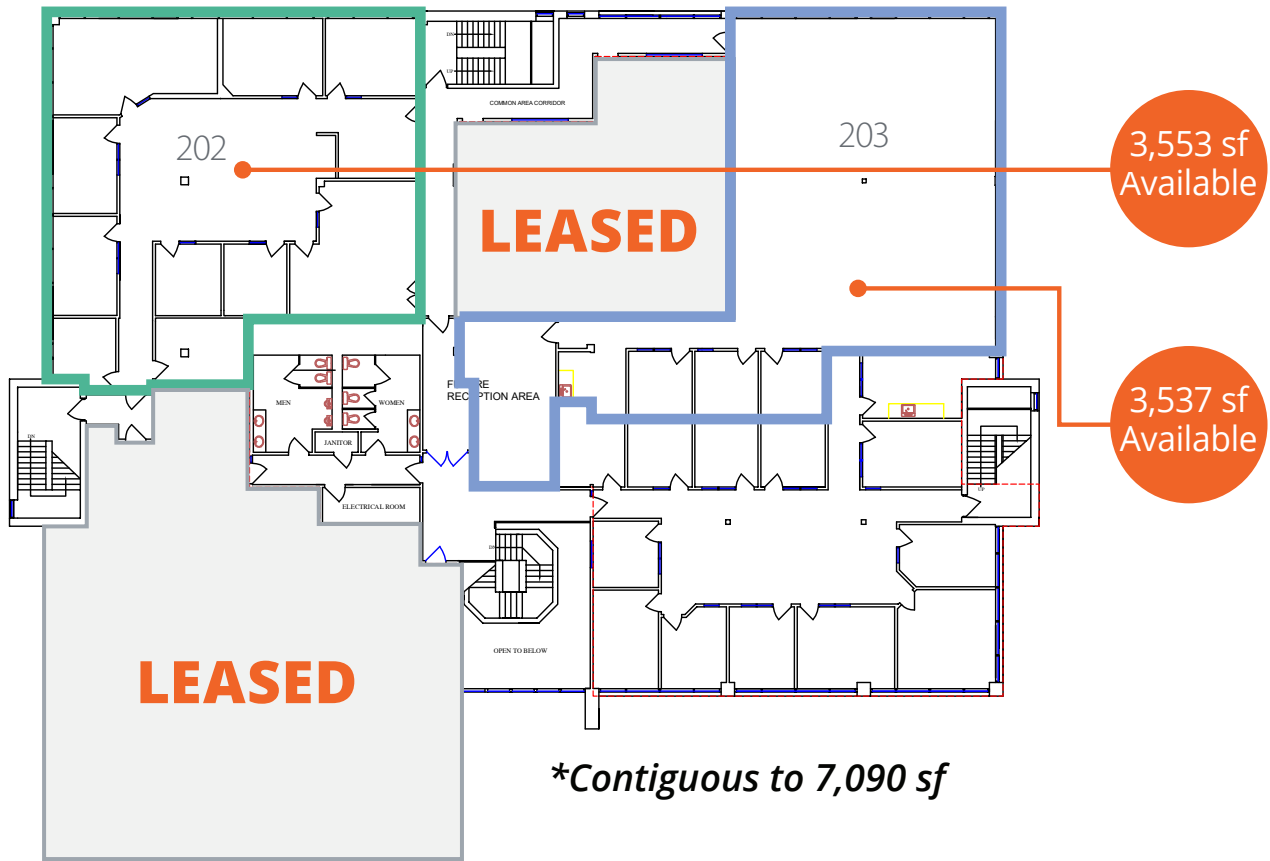
Op. Costs: \$11.45 psf (Est. 2021)

Term: Flexible

Parking: 1:366 sf free of charge

Highlights

- Professional and well-maintained office building in a central suburban location
- Modern upgrades recently completed in the building's common areas
- Exterior building signage opportunities
- Serviced with fibre optics
- Ample surface parking available for tenants and visitors
- Well serviced by public transportation
- Great access to main thoroughfares Memorial Drive, Barlow Trail, and Deerfoot Trail





Base Aerial: ©2019 Google

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