

FOR SUBLEASE



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PROPERTY SUMMARY

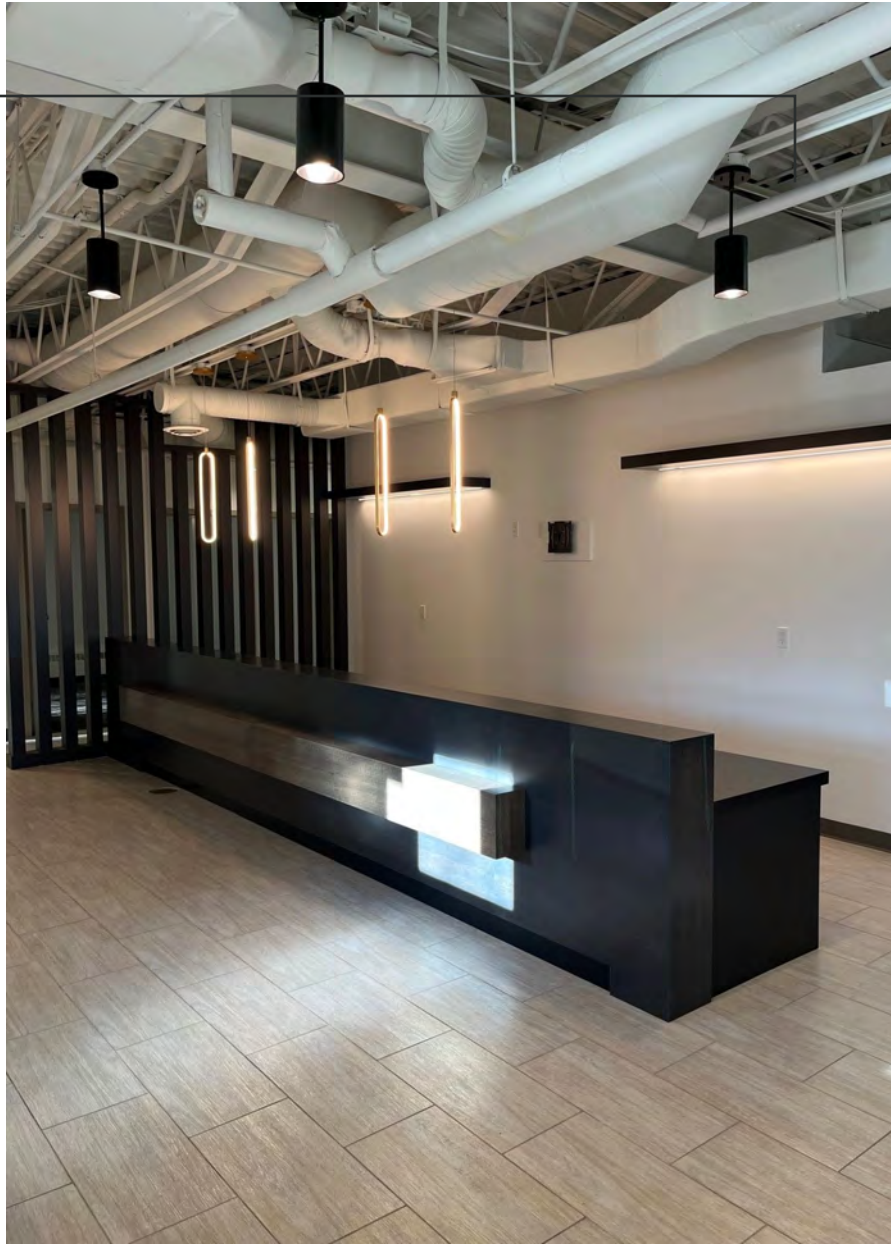
HIGHLIGHTS

Beautifully improved full floor office opportunity for sublease in SW Calgary. Multiple private offices, boardroom, shower/change room, open reception and kitchen.

OVERVIEW

Located in Calgary's SW beltline. Short walk to the Sunalta LRT Station, plus many local restaurants and amenities.

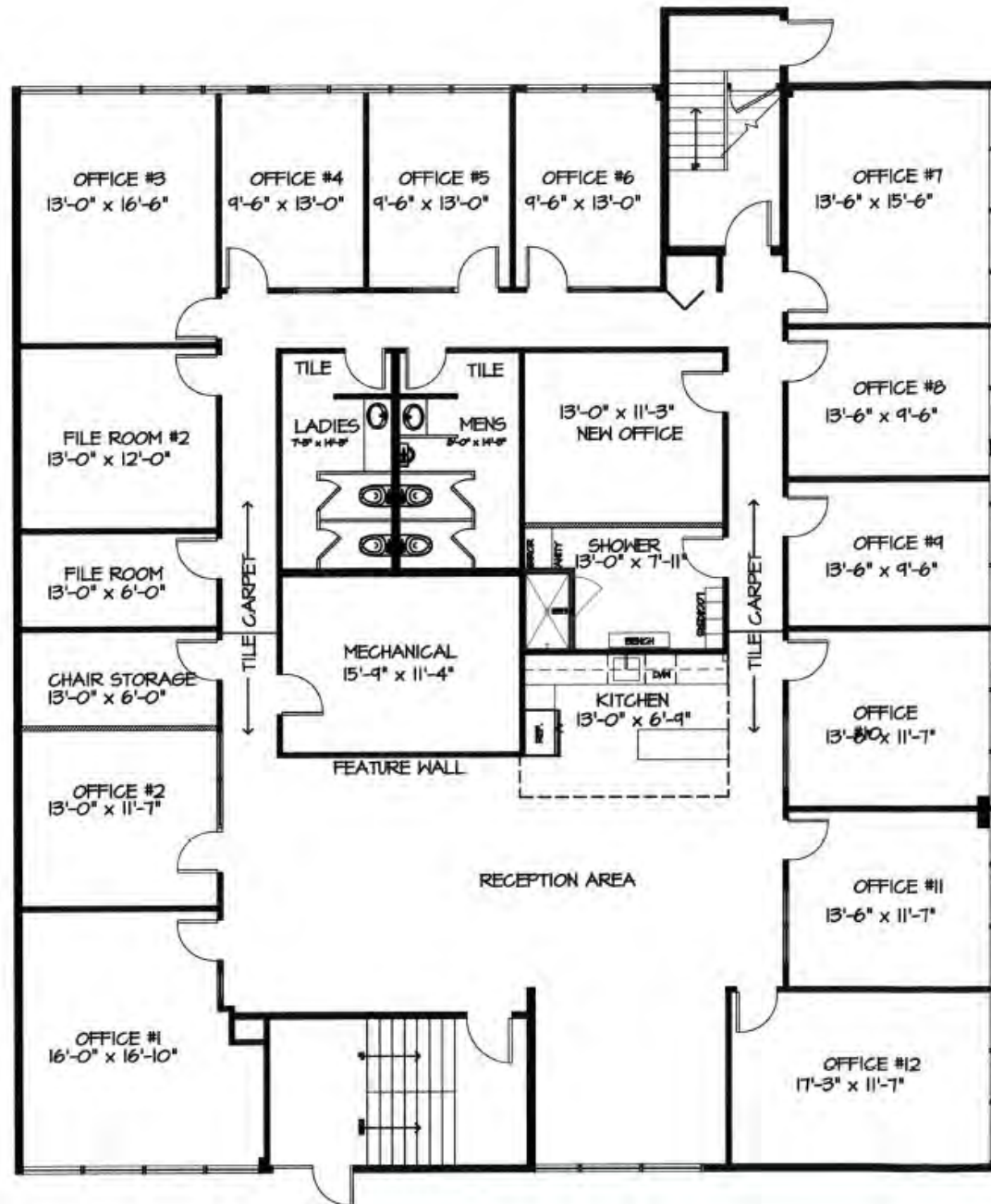
Address	#100, 1822 - 10 Ave SW
Location	Sunalta
Square Feet	4,400
Use	Office
Rent	Market
Sublease Term	Flexible term (up to 9 years)
Parking	Ample parking, 8 stalls +
Additional Rent	\$13.50 per SF
Floors	Lower Main
Built	1978, 2021 renovation
Zoning	DC- Direct Control



ADDITIONAL PHOTOS



FLOOR PLAN



MAP

