

Clover Carrington

Corner of 142 Avenue NW & Centre Street N,
Calgary AB

New Mixed- Use Development - Retail Units For Lease



Property Details

- Nestled in the rapidly growing community of Carrington, this development offers convenient access from Stoney Trail and 144 Avenue NW
- Situated at the base of a four-building, five-storey mixed-use development featuring a total of 415 residential units above.
- Strong exposure to traffic on Stoney Trail, with approximately 54,778–62,808 vehicles per day.
- Excellent visibility and accessibility for both residents and passing commuters.
- Turnover dates: Building 3000 – September 2026; Building 4000 – October 2026.

Details		
Size:	Building 3000 CRU 1-1,615 sq. ft - Conditionally Leased CRU 2-829 sq. ft - Conditionally Leased CRU 3-797 sq. ft. - Conditionally Leased CRU 4- 840 sq. ft. CRU 5- 1,593 sq. ft.	Building 4000 CRU 1-1,765 sq. ft - Conditionally Leased CRU 2-840 sq. ft - Conditionally Leased CRU 3- 840 sq. ft CRU 4- 883 sq. ft. CRU 5- 840 sq. ft. CRU 6- 1,550 sq. ft.
Op Costs (2026 est.):	\$18.71 per sq. ft.	
Zoning:	MU-1	
Available:	Possession- Spring 2026	
Signage:	Fascia	

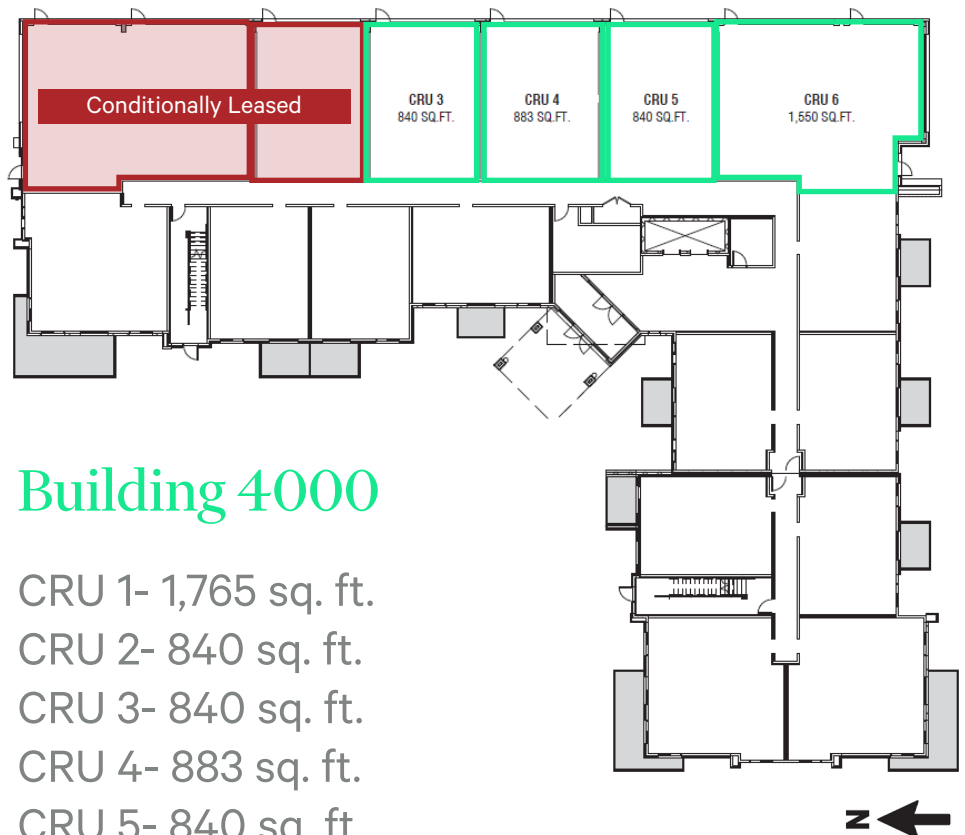


Space Plans



Building 3000

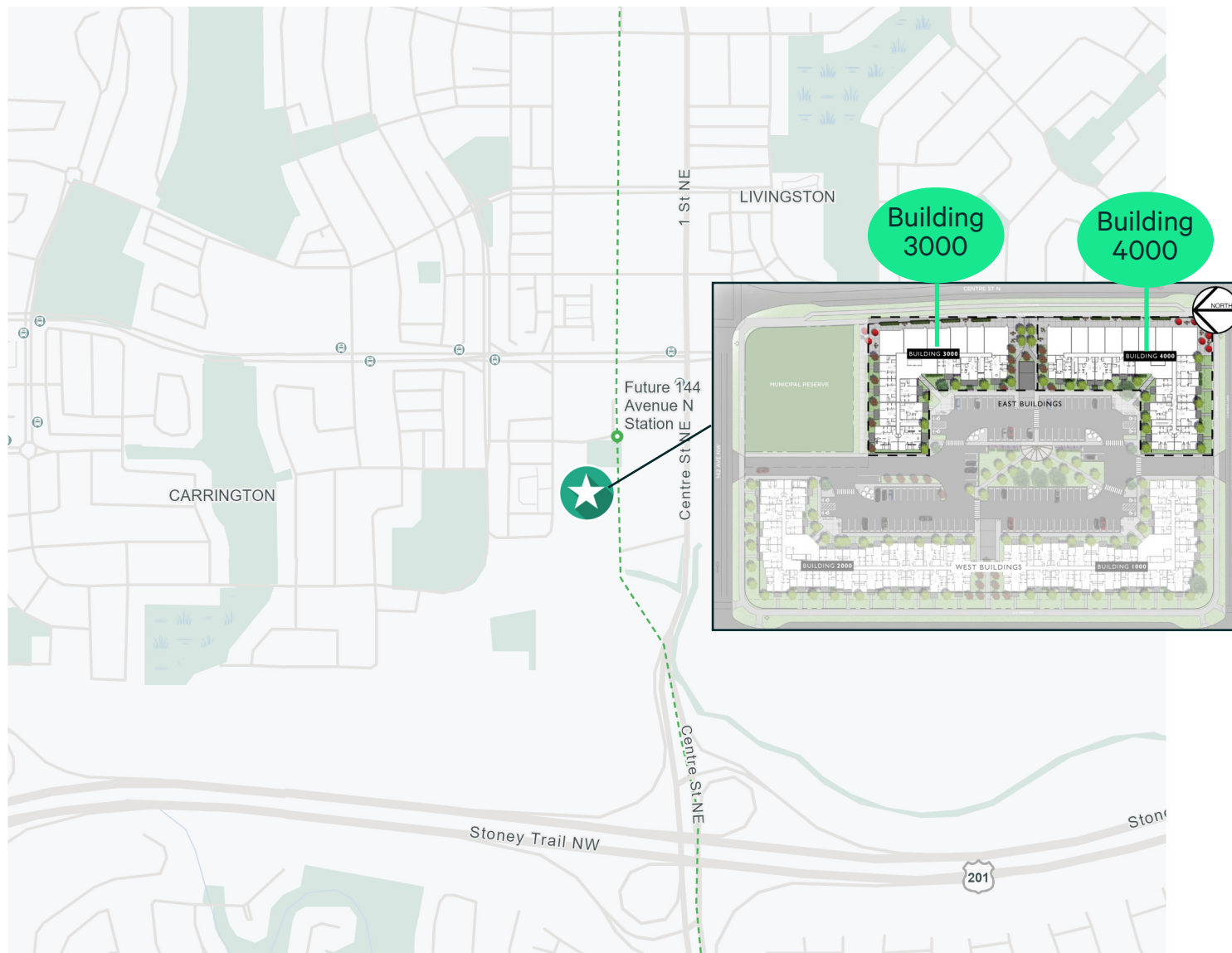
CRU 1- 1,615 sq. ft.
CRU 2- 829 sq. ft.
CRU 3- 797 sq. ft.
CRU 4- 840 sq. ft.
CRU 5- 1,593 sq. ft.



Building 4000

CRU 1- 1,765 sq. ft.
CRU 2- 840 sq. ft.
CRU 3- 840 sq. ft.
CRU 4- 883 sq. ft.
CRU 5- 840 sq. ft.
CRU 6- 1,550 sq. ft.

Demographics & Site Map



Area Demographics



Population of 115,285
within 5km with an
average age of 36



Approximately 3,400
homes at completion in
Carrington



Average household
income of \$138,134 within
5km with an average of 2
people per household



FOR LEASE

CLOVER CARRINGTON

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