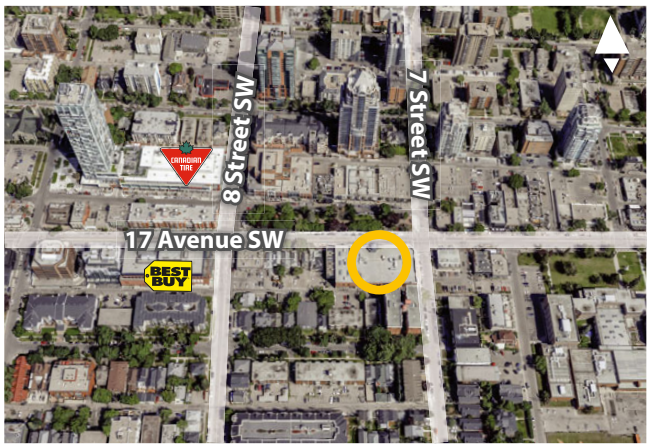
7,986 sf
Suite 200

BELTLINE OFFICE SPACE FOR LEASE

Mount Royal Block

815 17th Avenue SW, Calgary



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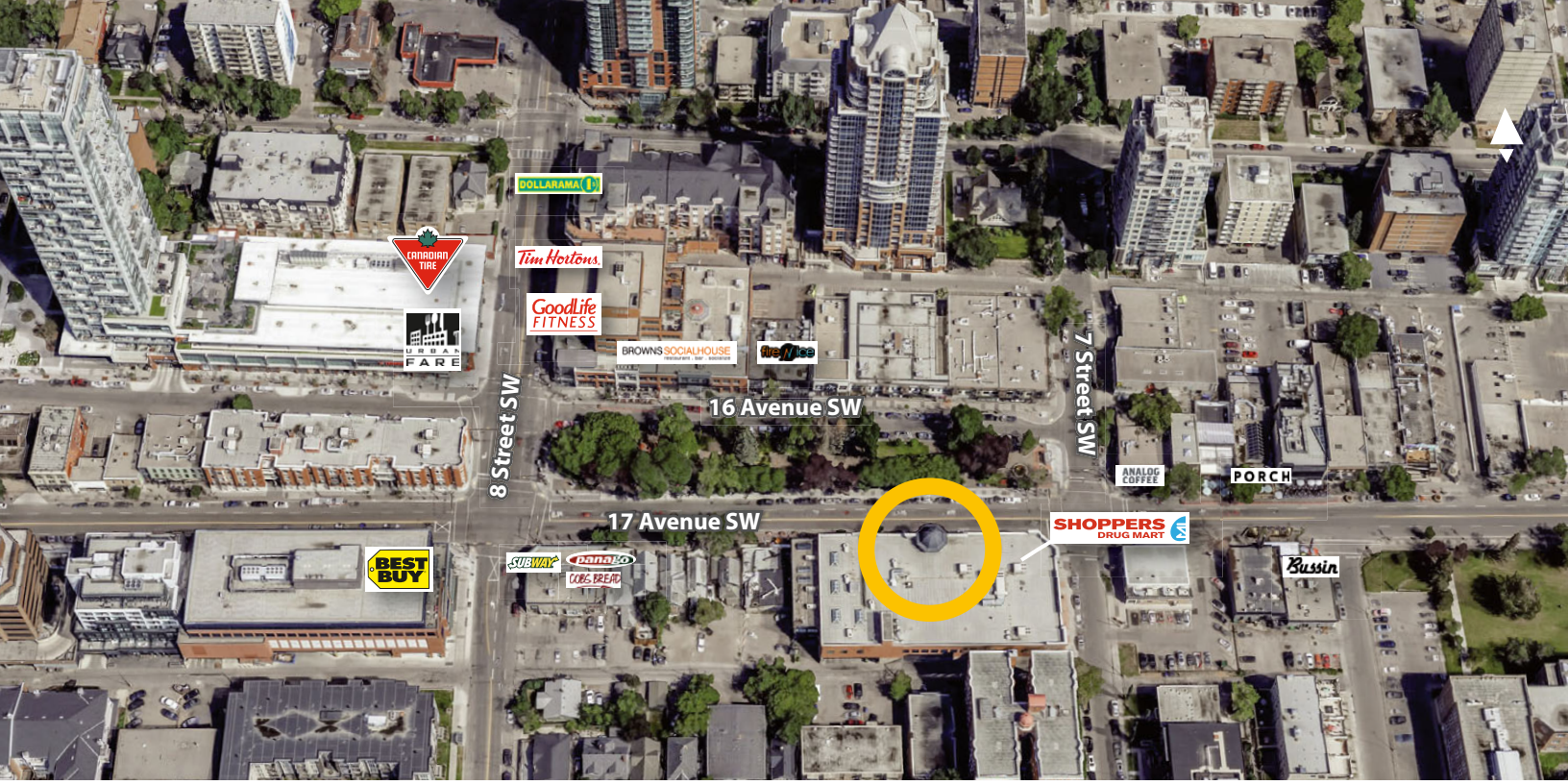
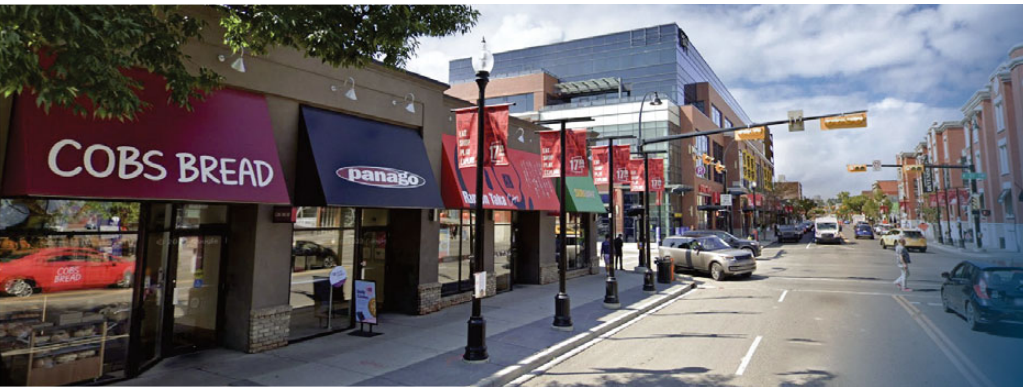




Situated in an upscale neighbourhood known for its fine dining, casual cuisine, trendy cafes, boutique shopping, and international retailers.

The community has access to a range of services to cater to their lifestyle needs, such as Goodlife Fitness, Urban Fare, Canadian Tire and Shoppers Drug Mart.

» High-end finishings.
» Elevator access.
» Underground parkade.

LEASE INFORMATION

ADDRESS: 815 17th Avenue SW, Calgary

AVAILABLE FOR LEASE:

7,986 sq. ft. – Suite 200
- *Available on 60-day notice*
- *Furniture available*

~~6,066 sq. ft. – Suite 290~~ LEASED

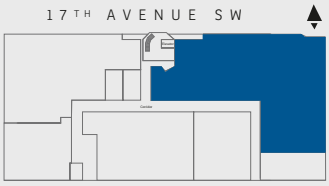
PARKING:
» Ample parking is available in the underground parkade through a third-party service.
» $250/mo per stall (unreserved).

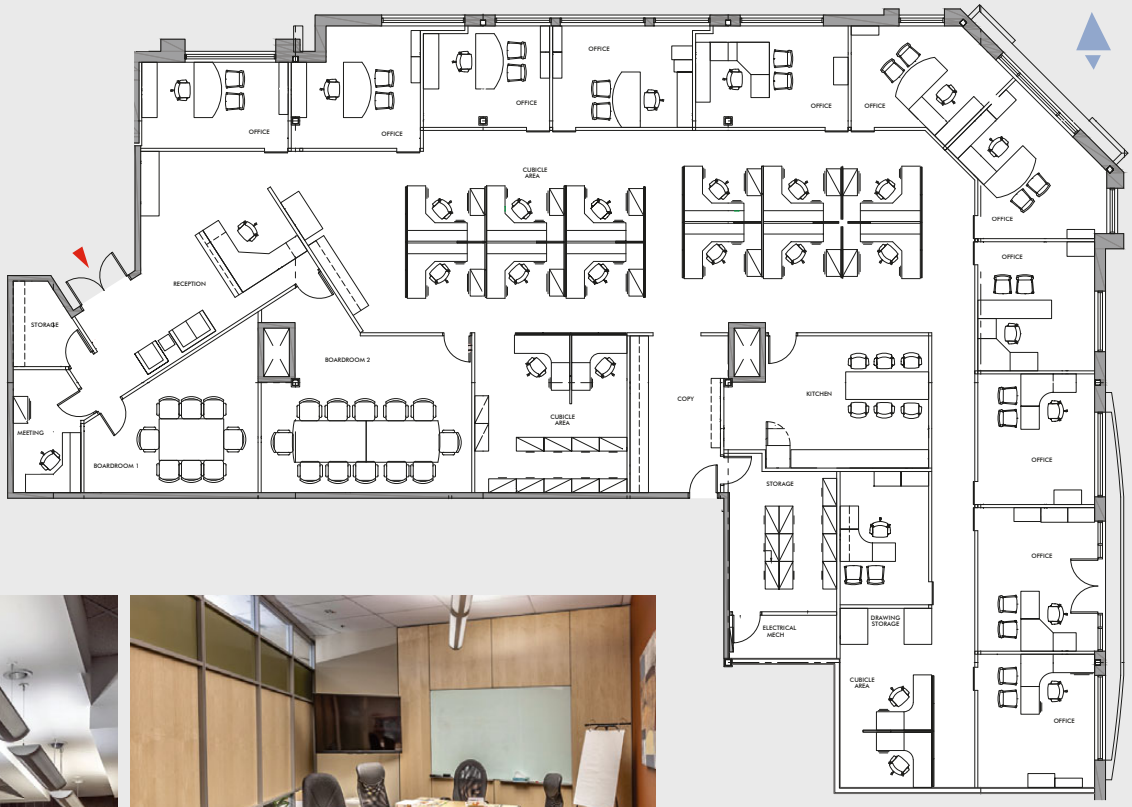
OP. COSTS AND TAXES: $19.73 per sq. ft. (est.)

LEASE RATE: Market

SUITE 200

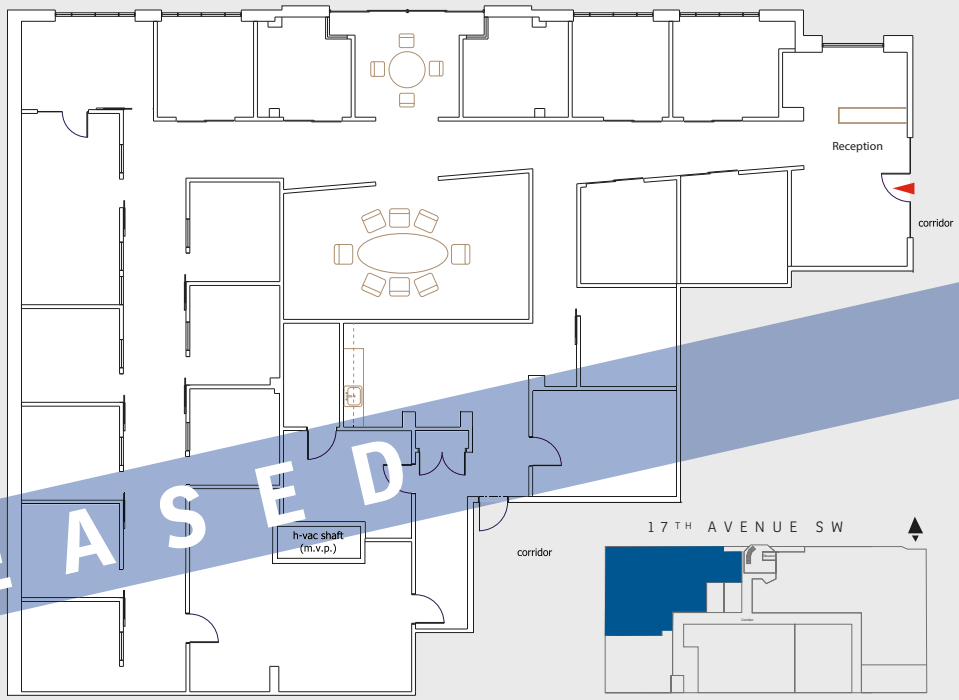
7,986 SQ.FT.



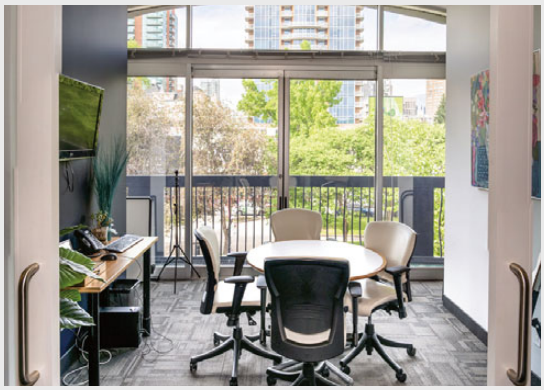


SUITE 290

6,066 SQ.FT.



LEASED



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LOCAL EXPERTISE MATTERS

BBB ACCREDITED BUSINESS