



STOCKMAN CENTRE

Proudly Owned and Occupied by the Alberta Union of Provincial Employees

Stockman Centre Office Space For Lease

2116 27th Avenue NE | Calgary, Alberta

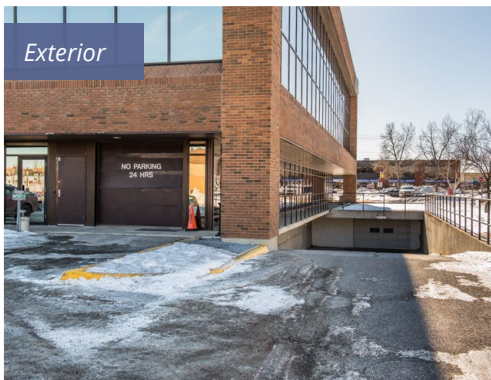
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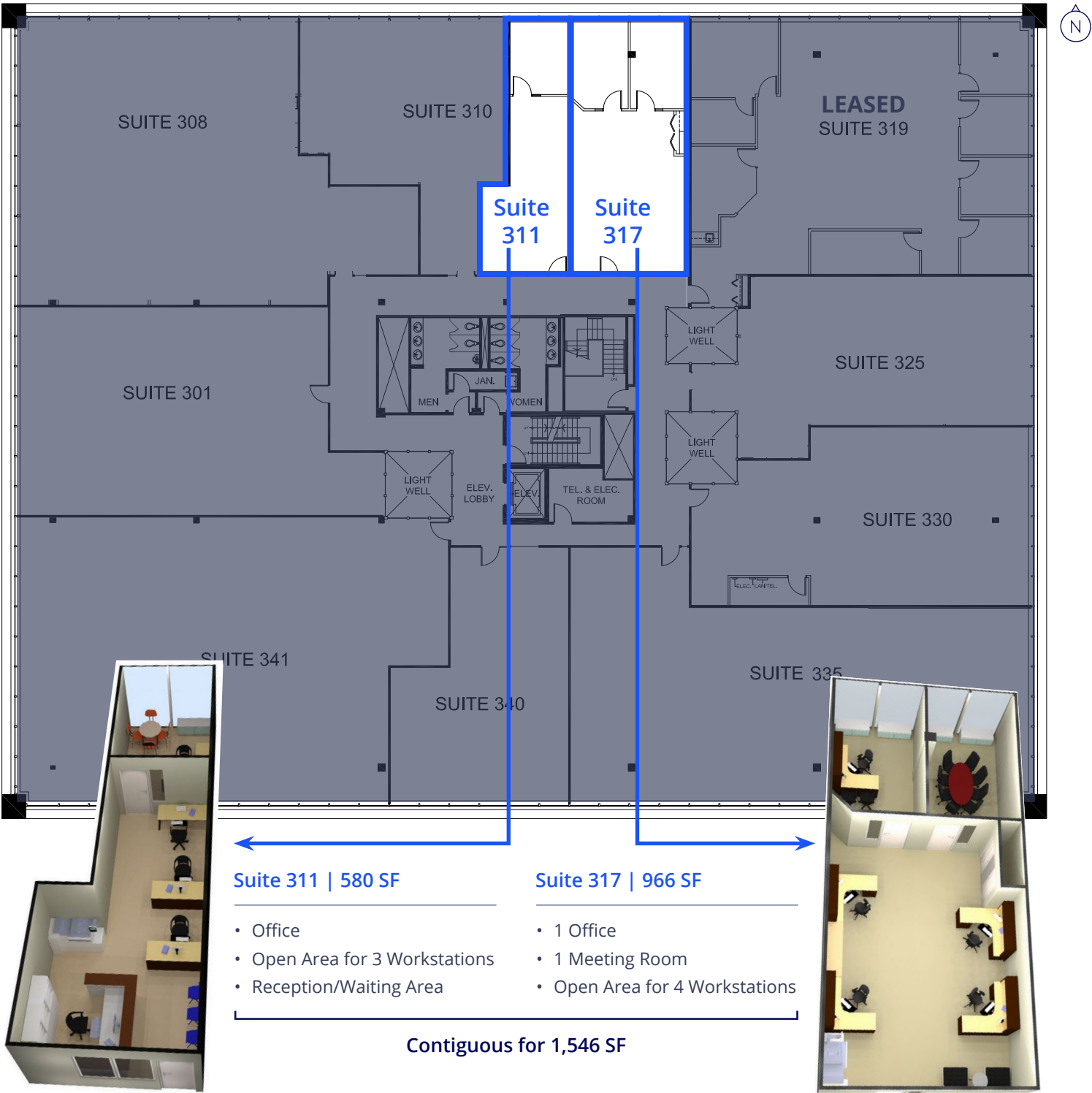
Property Overview

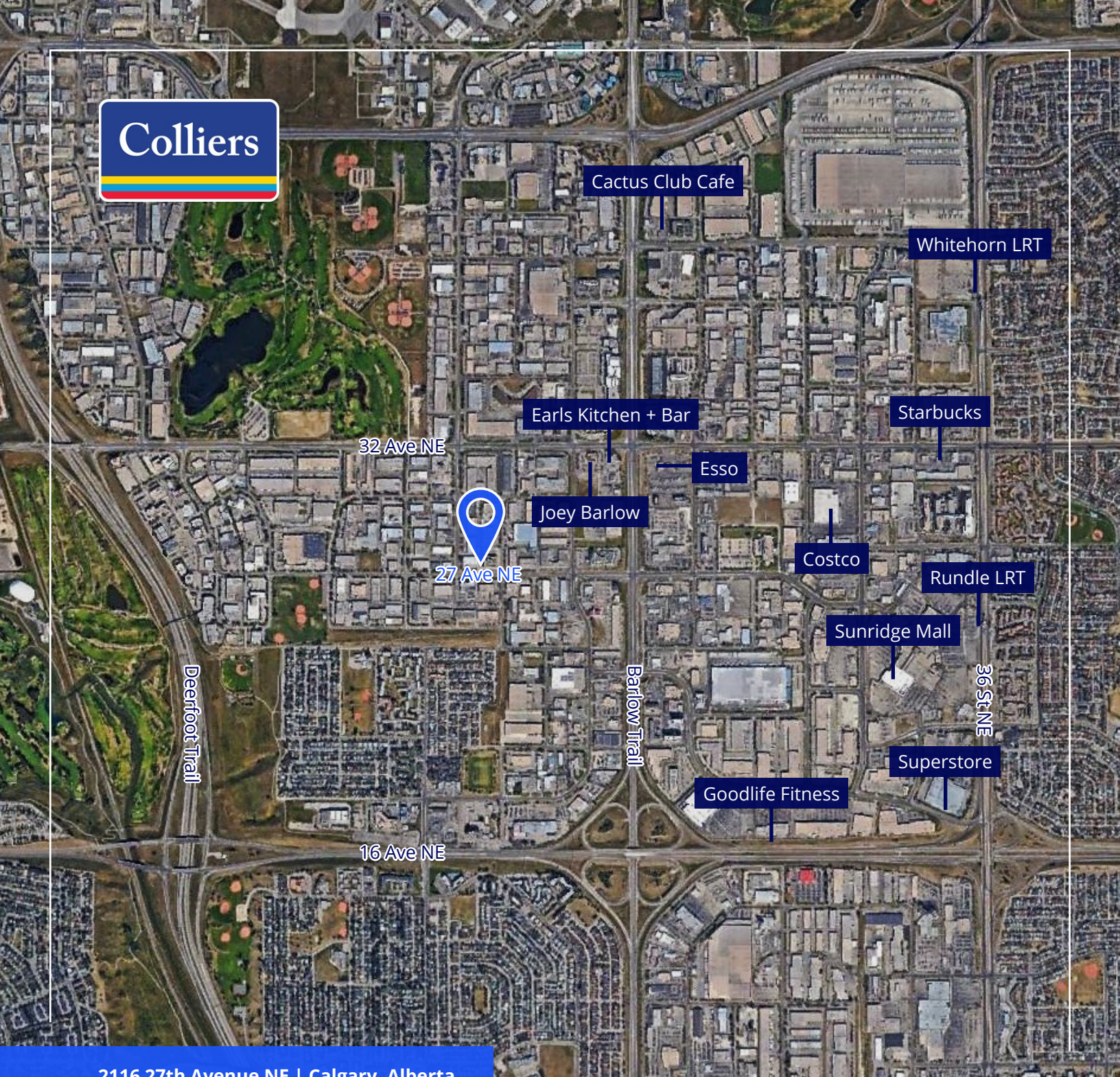
Available Space	Suite 311: 580 SF Suite 317: 966 SF	Contiguous up to 1,546 SF
Occupancy	Immediately	
Net Rent	Market Rates	
Operating Costs (2025 Estimate)	CAM: \$11.35 PSF/Annum Tax: \$1.85 PSF/Annum Total: \$13.20 PSF/Annum	
Parking	1 Stall Per 460 SF Free // Surface \$75.00/Stall/Month // Underground Free // 2-Hour Visitor Parking	
Building Size	61,782 SF	
Year Built	1980	
Floors	3	
Building Hours	7:30 a.m. to 5:00 p.m. // Monday to Friday	
Fibre Provider	Telus and Shaw	
Highlights	• Building is 50% Solar Powered With Panels Installed on Roof • High Efficiency Boilers • Close Proximity to Downtown and the Calgary International Airport • Located in the Heart of the Northeast Suburban Market • Quick and Easy Access to Barlow Trail • Two Level Skylight Providing an Abundance of Natural Light in Main Lobby	
Vehicle Access	12-Minute Drive to Downtown 4-Minute Drive to Deerfoot Trail 8-Minute Drive to Stoney Trail	
Transit Access	Serviced by Bus Routes 19, 32, 33, 872 2.6 km from Rundle LRT Station	



Floor Plans

Third Floor | [Click Here for Virtual Tour](#)





Colliers

Cactus Club Cafe

Whitehorn LRT

Earls Kitchen + Bar

Starbucks

32 Ave NE

Esso

Joey Barlow

Costco

Rundle LRT

27 Ave NE

Sunridge Mall

Deerfoot Trail

Barlow Trail

36 St NE

Superstore

Goodlife Fitness

16 Ave NE

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