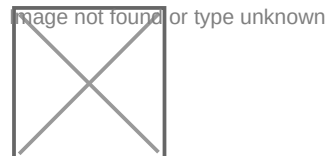


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

112, 2850 107 AVENUE SE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta

Listing ID:
31367

MLS ID:
A2240384

\$18.50



 **JASON NATALE**

 CDN Global Advisors Ltd.
 403-531-4336

 112, 2850 107 Avenue SE, Calgary , Alberta T2Z 3R7

Transaction Type For Lease	Days On Market 43	Lease Amount 18.50
Lease Frequency Annually	Zoning I-G	Subdivision Shepard Industrial
Year Built 2008	Structure Type Industrial	Property Type Commercial
Property Sub Type Industrial	Legal Plan 0210852	Building Area (Sq. Ft.) 2261.00
Building Area (Sq. M.) 210.05	Lot Size (Sq. Ft.) 71795	Lot Size (Acres) 1.65
Inclusions N/A	Restrictions Call Lister	Reports Call Lister

End-cap unit built in 2006 offering 2,261 SF of rentable space, including 1,466 SF of warehouse and 795 SF of main floor office. Also includes a bonus 795 SF of second-level, fully built-out office space at no additional charge. The unit features multiple offices, a boardroom, storage, and washrooms on both levels. The warehouse offers 24' clear height to the joists and one grade-level drive-in door. Located near Quarry Park amenities (restaurants, CO-OP, library, YMCA) with excellent access to Barlow Trail, Deerfoot Trail, and 114th Ave SE. Lease rate: \$18.50 PSF. Available September 1.

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