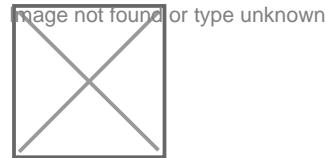


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 311, 32 WESTWINDS CRESCENT NE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta

**Listing ID:**  
31676

**MLS ID:**  
A2247697

**\$19**



 **AUSTIN COWLEY**  
 (403) 889-7314

 Town Residential  
 403-270-2440

 311, 32 Westwinds Crescent NE, Calgary , Alberta T3J 5L3

<b>Transaction Type</b>	<b>Title</b>	<b>Days On Market</b>
For Lease	Fee Simple	188
<b>Lease Amount</b>	<b>Lease Frequency</b>	<b>Zoning</b>
19.00	Annually	DC (pre 1P2007)
<b>Subdivision</b>	<b>Building Type</b>	<b>Year Built</b>
Westwinds	Condo Complex,Mixed Use,Office Building,School,See Remarks,Warehouse	2007
<b>Structure Type</b>	<b>Property Type</b>	<b>Property Sub Type</b>
Industrial	Commercial	Industrial
<b>Legal Plan</b>	<b>Building Area (Sq. Ft.)</b>	<b>Building Area (Sq. M.)</b>
0611843	3587.00	333.24
<b>Roof</b>	<b>Cooling</b>	<b>Inclusions</b>
Flat	Central Air	Negotiable
<b>Restrictions</b>	<b>Reports</b>	
Airspace Restriction,Restrictive Covenant,Restrictive Covenant-Building Design/Size,Utility Right Of Way	Condo/Strata Bylaws,Floor Plans,Other Documents	

Prime Office Space for Rent in Westwinds, Calgary North East. This versatile unit offers over 3,580 sq. ft. of prime office space across two levels in Calgary's North East Quadrant in the community of Westwinds. Located near the Calgary International Airport with easy access to Stoney Trail and Deerfoot Trail, it's a convenient and accessible spot for various professional uses. Previously approved for a college / school, this space is perfect for educational institutions, training centres, or professional offices. The layout is flexible, allowing for easy customization to meet your needs. Lease terms are negotiable. Contact us today to schedule a private showing and see how this space can work for your business.

**Disclaimer** - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

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