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## 4014 MACLEOD TRAIL SE FOR LEASE



Commercial Real Estate > Commercial Property for Lease

**Location**  
Calgary, Alberta

**Listing ID:**  
33435

**MLS ID:**  
A2275967

**\$14**



 **SHANE OLIN**  
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 4014 Macleod Trail SE, Calgary , Alberta T2G2R7

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 122	<b>Lease Amount</b> 14.00
<b>Lease Frequency</b> Annually	<b>Lease Term</b> Negotiable	<b>Subdivision</b> Manchester
<b>Building Type</b> Commercial Mix,Low Rise (2-4 stories),Office Building,Retail	<b>Year Built</b> 1978	<b>Structure Type</b> Low Rise (2-4 stories)
<b>Property Type</b> Commercial	<b>Property Sub Type</b> Mixed Use	<b>Building Area (Sq. Ft.)</b> 1699.00
<b>Building Area (Sq. M.)</b> 157.84	<b>Inclusions</b> N/A	<b>Restrictions</b> None Known
<b>Reports</b> None		

\*Multiple units available for lease at Atrium Square from 1,261 SF to 4,873 SF\*. Lease this brand new 1,699 SF show suite located on the top floor of Atrium Square, perfectly positioned along Calgary's busy Macleod Trail and just steps from the 39th Avenue LRT station. Surface, covered, and underground parking options are available at an additional cost. Operating costs are \$14.75/SF. This unit is available immediately and is zoned C-COR3, allowing for a wide range of commercial uses. Don't miss this prime opportunity to establish your business in a high-traffic, accessible location.

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