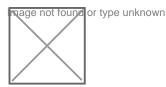


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205, 1217 CENTRE STREET NW FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationCalgary, Alberta

Listing ID: 15073

MLS ID: A1237811

\$11



△ KIMBERLY KIMBALL

(403) 701-0459

☑ RE/MAX COMPLETE REALTY

403-930-8555

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205, 1217 Centre Street NW, Calgary , Alberta T2E 2R3

Transaction Type Title Days On Market

For Lease Fee Simple 661

Year Built Lot Size (Acres) Lease Amount

1978 0.10 11.00

Lease FrequencyZoningSubdivisionAnnuallyC-COR1 f2.0h16Crescent Heights

Building TypeStructure TypeProperty TypeOffice BuildingOfficeCommercial

Property Sub Type Building Area (Sq. Ft.) Building Area (Sq. M.)

Office 3420.00 317.73

Lot Size (Sq. Ft.) Construction Type Roof

4318 Concrete Flat,Tar/Gravel

Foundation Commercial Amenities Inclusions

Poured Concrete Boardroom, Kitchen, Parking-Extra NA

Restrictions Reports Heating

None Known Other Documents Forced Air, Natural Gas

PROMOTIONAL LEASING RATE OF \$9.00/SqFt (\$2,565/mth) FOR 1ST YEAR OF A 5 YEAR LEASE. Pinnacle corner office suite with excellent exposure and signage opportunity. Would make an excellent real estate, accounting, mortgage, engineering or insurance office. Most desirable location in the building, facing directly onto Center Street and 12th Avenue. Beautifully renovated with excellent access to downtown core and bus routes. Currently six (6) private offices, reception, kitchen & bullpen with room for additional offices. Secure underground parking and bike storage for tenant's use. HVAC hours are 24-hours per day, 7 days a week. On-site secure storage available, FOB and intercom entry, and security camera monitored. Data Communication – TELUS Fiber and Shaw Cable. Surface and underground parking stalls available, plus five (5) visitor parking stalls and on-street parking. Numerous restaurants, banks and shopping within walking distance. Utilities included in operating costs.

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