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117, 1330 15 Avenue SW Calgary, Alberta

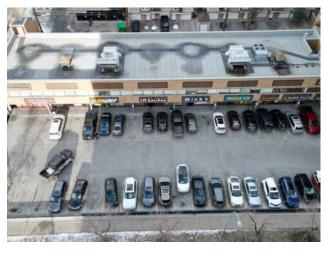
Concrete

NA

Heating:
Floors:
Roof:
Exterior:

Water:
Sewer:
Inclusions:

MLS # A2254876



\$15 per sq.ft.

Division:	Beltline
Type:	Office
Bus. Type:	-
Sale/Lease:	For Lease
Bldg. Name:	WELLINGTON SQUARE
Bus. Name:	-
Size:	1,267 sq.ft.
Zoning:	-
	Addl. Cost:
	Based on Year: -
	Utilities:
	Parking:
	Lot Size:
	Lot Feat: -

Rare 919 sq. ft. Main floor retail unit and various 2nd floor Office Flex suites 1,267, 1,298 and 1,318 sq. ft. available, 60 day notice. Highlights;

- Prime exposure, high-traffic corridor with excellent visibility and signage opportunities. - Vibrant Location surrounded by dense multi-family developments, retail, hospitality, and services. - Parking Convenience, front double-row customer parking plus ample street parking - Competitive Rates, below- market net rental rates offering exceptional value 919 sq. ft. Main floor retail unit and various 2nd floor Office Flex suites 1,267, 1,298 and 1,318 sq. ft. available, 60 day notice.

Existing Tenant's; Subway, Pizza73, Winks Convenience, Arada Bar & Restaurant, Donkari Japanese House, Wildrose Dry cleaning, LaBabie Hair Studio, Calgary Denture Clinic, Mugs Pub, Pomme Barber, Massage Avenue, Rebel Haus Studio, Kimbolino Brazilian Ju Jitsu