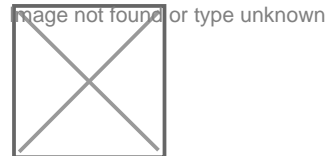


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 999 36 STREET NE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta



**Listing ID:**  
19419


**MLS ID:**  
A1219905

**\$45**



 **CATHERINE CHOW**  
 (403) 294-1500

 **CIR REALTY**  
 403-294-1500

 999 36 Street NE, Calgary , Alberta T2A 2Z5

**Transaction Type**

For Lease

**Days On Market**

826

**Year Built**

1980

**Lease Amount**

45.00

**Lease Frequency**

Annually

**Subdivision**

Franklin

**Structure Type**

Retail

**Property Type**

Commercial

**Property Sub Type**

Retail

**Building Area (Sq. Ft.)**

5588.00

**Building Area (Sq. M.)**

519.14

**Access to Property**

Accessible to Major Traffic Route,Airport  
Nearby,Direct Access,Major Shopping  
Center,Major Shopping Nearby,Public  
Transportation Nearby

**Inclusions**

N/A

**Restrictions**

Landlord Approval

**Reports**

Floor Plans

Pacific Place Mall has tremendous opportunities for businesses looking for temporary or longer term leases from 322-3,030 square feet. With over 60 shops and services including T&T Supermarket, Pacific Place Mall has become one of the busiest shopping destinations in the NE and has developed into one of Calgary's favourite multi-ethnic shopping centres; offering customers a variety of Asian products and services. This vibrant and dynamic retail centre is conveniently located near the Marlborough LRT Station with excellent exposure and visibility to 36th Street (approx 39,000 vehicles per day). Anchored by a busy T&T Supermarket with Canadian Tire next door, Pacific Place Mall caters to a growing NE Calgary neighbourhood and beyond as customers seek a shopping and dining experience not found elsewhere in Calgary. Other major businesses include Jollibee Restaurant, Oomomo Japan Living, Fit 4 Less Gym, Prime Health Clinic, Canada Diagnostics Centre and Bianca Amor Liquidation Centre. \*\*\* Rent Starting at \$50-65 per square foot | Operating Costs - \$29.20PSF (estimated 2024) \*\*\* Rentable Area: Unit 928-610SF \$65PSF | Unit 969- 3,030 SF \$50PSF | Kiosk 2 \$3,000/month| Food Truck Pad Negotiable | Future Pad Site - +/-2,500 SF |

**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](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.