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UNIT C, 2017 CENTRE STREET NW FOR LEASE



Commercial Real Estate > Commercial Property for Lease

Location
Calgary, Alberta



Listing ID:
24409

MLS ID:
A2112616

\$28



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

 CIR Realty
 403-294-1500

 Unit C, 2017 Centre Street NW, Calgary , Alberta T2E 2S9

Transaction Type For Lease	Days On Market 176	Lease Amount 28.00
Lease Frequency Annually	Lease Term Other	Zoning DC (pre 1P2007)
Subdivision Tuxedo Park	Building Type Retail	Year Built 1976
Structure Type Retail	Property Type Commercial	Property Sub Type Retail
Legal Plan 21290	Building Area (Sq. Ft.) 1133.00	Building Area (Sq. M.) 105.26
Lot Size (Sq. Ft.) 10925	Lot Size (Acres) 0.25	Inclusions N/A
Restrictions None Known	Reports Floor Plans	

Take advantage of this opportunity to lease this 1,133 square foot PRIME RETAIL/OFFICE SPACE located DIRECTLY on CENTRE STREET NORTH. 190,000 VEHICLES PER DAY pass by this HIGH TRAFFIC/HIGH EXPOSURE location with a CONVENIENT CUSTOMER SURFACE PARKING LOT right in front of the building! Tuxedo Park is a rapidly growing community and this is your opportunity to open or relocate your business to a HIGH DENSITY RETAIL and RESIDENTIAL area! Zoned DC (Direct Control), this space offers the FLEXIBILITY TO SUIT YOUR BUSINESS NEEDS. Ideal uses include: Insurance/Law/Real Estate/Accounting Offices, Medical/Medical Aesthetics/Dental Uses, Fitness, Aesthetics (Hair/Spa/Nail) Salon, Educational Institutions, Retail Sales and so much more! The space is currently built-out as a retail store. If you have been dreaming of expanding or opening your business, this is your opportunity! Viewing Appointments must be confirmed, please do not disturb staff. Contact your Agent today to book your showing! Base rent starting at \$28 per square foot. Additional Rent (Op Costs/Taxes) is \$19.02 per square foot.

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