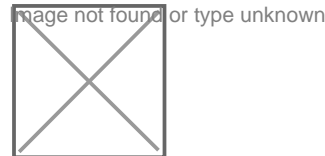


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 218, 1217 CENTRE STREET NW FOR LEASE



Commercial Real Estate > Commercial Property for Lease



**Location**  
Calgary, Alberta



**Listing ID:**  
27228


**MLS ID:**  
A2186050

**\$12**



 **KIMBERLY KIMBALL**  
 (403) 701-0459

 RE/MAX Complete Realty  
 403-930-8555

 218, 1217 Centre Street NW, Calgary , Alberta T2E 2R3

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 23	<b>Lease Amount</b> 12.00
<b>Lease Frequency</b> Annually	<b>Lease Term</b> Other	<b>Lease Term Remaining</b> 60
<b>Subdivision</b> Crescent Heights	<b>Building Type</b> Low Rise (2-4 stories),Office Building	<b>Year Built</b> 1983
<b>Structure Type</b> Low Rise (2-4 stories)	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Office
<b>Office (Sq. Ft.)</b> 3452.0000	<b>Building Area (Sq. Ft.)</b> 3452.00	<b>Building Area (Sq. M.)</b> 320.70
<b>Commercial Amenities</b> Boardroom,Kitchen,Parking-Extra,See Remarks	<b>Access to Property</b> Accessible to Major Traffic Route,Back Alley Access,Direct Access,Major Shopping Nearby,On Major Traffic Route,Public Transportation Nearby,Visual Exposure	<b>Inclusions</b> Current Furniture could be made available
<b>Restrictions</b> Landlord Approval,Noise Restriction,Non-Smoking Building	<b>Reports</b> Floor Plans	

Beautifully renovated Office space of 3,452sf, with excellent access to downtown core and bus routes. Best suited for a real estate, accounting, mortgage, engineering or insurance office. Desirable location as building faces directly onto Center Street & 12th Avenue. Currently 11 private offices, reception, kitchen & bullpen, and storage area. 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 possibly available. FOB and intercom entry, and security camera monitored. Data Communication – TELUS Fiber and Shaw Cable available subject to tenant confirmation. Parking is 1 per 500SqFt; Surface (\$125/stall) and underground parking (\$175/stall) 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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