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999 36 STREET NE FOR LEASE

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Commercial Real Estate > Commercial Property for Lease

Location
Calgary, Alberta

Listing ID:
27504

MLS ID:
A1219905

\$38



 **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

1441

Lease Amount

38.00

Lease Frequency

Annually

Subdivision

Franklin

Year Built

1980

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 322-1,020 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 \$38 per square foot | Operating Costs - \$29.20PSF (estimated 2026) *** Rentable Area: Unit 529-358SF \$65PSF | Unit 620-1,091SF \$38PSF | Unit 634-900SF \$40PSF | Unit 945A \$65PSF | Kiosk 1 and 4 \$2,500/month Kiosk Not Provided | Kiosk 2 and 10 \$2,500/month Kiosk Provided | Kiosk 13 \$3,500/month | Food Truck Pad Negotiable |

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