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2443 42 STREET NE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Calgary, Alberta



Listing ID:
29743


MLS ID:
A2201581

\$12



 **MANNY VERDUGO**

 CDN Global Advisors Ltd.
 403-531-4336

 2443 42 Street NE, Calgary , Alberta T2E 7T6

Transaction Type For Lease	Days On Market 30	Lease Amount 12.00
Lease Frequency Annually	Sub Lease 1	Subdivision North Airways
Year Built 1983	Structure Type Flex	Property Type Commercial
Property Sub Type Industrial	Building Area (Sq. Ft.) 1509.00	Building Area (Sq. M.) 140.19
Parking 1	Inclusions N/A	Restrictions Call Lister
Reports Call Lister		

includes Bright front showroom / bullpen area, 1 boardroom, storage/ network room, and coffee station. One washroom and a shower room. Small warehouse space at rear with one drive-in door (8 Ft w x 10 Ft). This space includes one reserved parking stall and ample of street parking. Furniture is negotiable. Close proximity to Barlow Trail NE, 32 Avenue NE, McKnight Boulevard and Deerfoot Trail NE. Sublease Term: July 30, 2029. Sublease Rate is starting at \$12.00 PSF and Operating Costs at \$9.04 PSF; thus Total of \$21.04 PSF.

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