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## 601, 888 4 AVENUE SW FOR LEASE

Commercial Real Estate > Commercial Property for Lease




**Location**  
Calgary, Alberta



**Listing ID:**  
31948


**MLS ID:**  
A2253795

**\$5,000**



 **BRYAN HERMAN**  
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 Real Broker  
 855-623-6900

 601, 888 4 Avenue SW, Calgary , Alberta T2P 0V2

<b>Transaction Type</b> For Lease	<b>Title</b> Fee Simple	<b>Days On Market</b> 94
<b>Lease Amount</b> 5000.00	<b>Lease Frequency</b> Monthly	<b>Lease Term</b> Negotiable
<b>Zoning</b> DC	<b>Subdivision</b> Downtown West End	<b>Building Type</b> Condo Complex,High Rise,Mixed Use,Office Building
<b>Year Built</b> 2010	<b>Structure Type</b> High Rise (5 stories)	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Office	<b>Legal Plan</b> 1011382	<b>Building Area (Sq. Ft.)</b> 1231.00
<b>Building Area (Sq. M.)</b> 114.36	<b>Construction Type</b> Concrete	<b>Foundation</b> Poured Concrete
<b>Cooling</b> Central Air	<b>Access to Property</b> Accessible to Major Traffic Route,Direct Access,Private,Public Transportation Nearby	<b>Inclusions</b> All work stations and their chairs, 2 refrigerators, 2 dishwashers, 2 microwaves
<b>Restrictions</b> Condo/Strata Approval	<b>Reports</b> Aerial Photos,Financial Statements,Information Package,Title	

Stunning TURN KEY Downtown Office Condo with River Views for only \$5000 a month total + electricity!! Discover a rare opportunity to lease a FULLY FURNISHED, move-in ready office condo in the prestigious Solaire building in Calgary's downtown West End. Featuring 4 private offices, a modern kitchen, reception area and 1 titled underground parking stall. Wow! This spacious suite is designed to impress clients and provide comfort for your team. Step inside to a high-end professional buildout highlighted by elegant tile flooring, sleek modern décor, soaring 10-foot ceilings, and floor-to-ceiling windows that flood the space with natural light while showcasing breathtaking river views. The kitchen is finished with espresso cabinetry, granite countertops, and stainless steel appliances, making them perfect for staff breaks or hosting meetings. This office is being sold fully furnished, complete with all workstations and chairs included—an ideal turn-key solution for businesses looking to transition seamlessly into a professional downtown space. The Solaire building offers unmatched amenities rarely found in office settings, including a concierge, on-site security, fitness facility, car wash bay, and bike storage. Its unbeatable location is just steps from the 8th Street C-Train station, the river pathways, and some of Calgary's best dining and entertainment. Whether you're a growing company or an investor seeking a versatile downtown property, this office condo checks all the boxes. Get ahead of the resurging downtown office market and take advantage of this amazing opportunity today!

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