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100, 220 13 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease




Location
Calgary, Alberta



Listing ID:
35335


MLS ID:
A2306085

\$5.50



 **ELDON MORRISON**
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 Braxton Hayes Real Estate Corp.
 587-315-4947

 100, 220 13 Avenue , Calgary , Alberta T2R1L6

Transaction Type For Lease	Days On Market 16	Lease Amount 5.50
Lease Frequency Annually	Lease Term Other	Subdivision Beltline
Building Type Condo Complex	Year Built 1985	Structure Type High Rise (5 stories)
Property Type Commercial	Property Sub Type Office	Building Area (Sq. Ft.) 1562.00
Building Area (Sq. M.) 145.11	Parking 2	Construction Type Concrete
Foundation Poured Concrete	Cooling Other	Heating Boiler
Inclusions Airconditioning Unit; Dishwasher	Restrictions Phone Listing Broker	Reports Call Lister

This Victoria Park modern office space is move-in ready with its own commercial glass front door, reception desk, boardroom, 5 offices, washroom, kitchenette, and secured storage. It is on the main floor of a residential condo building with access to the condo's laundry, secured bike room and gym/rec room facilities. There are 2 secured parking stalls available that are located in a secure ground level parking lot for \$175/month/stall. This well located property is just steps away from Sheldon Chumir Hospital and across the street from the beautiful Haultain Park with its tennis courts and modern playground and 1 block away from Central Memorial Park. Estimated operating costs are \$16.90/SF including condo fee, waste & sewage disposal, water, heat, insurance and property taxes. Electricity is paid by tenant. Estimated monthly payment for this office space including lease rate and operating costs is \$2,915.73 plus GST.

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