



Calgary
Construction
Association



CALGARY
Construction
CENTRE

2725 12 Street NE, Calgary AB



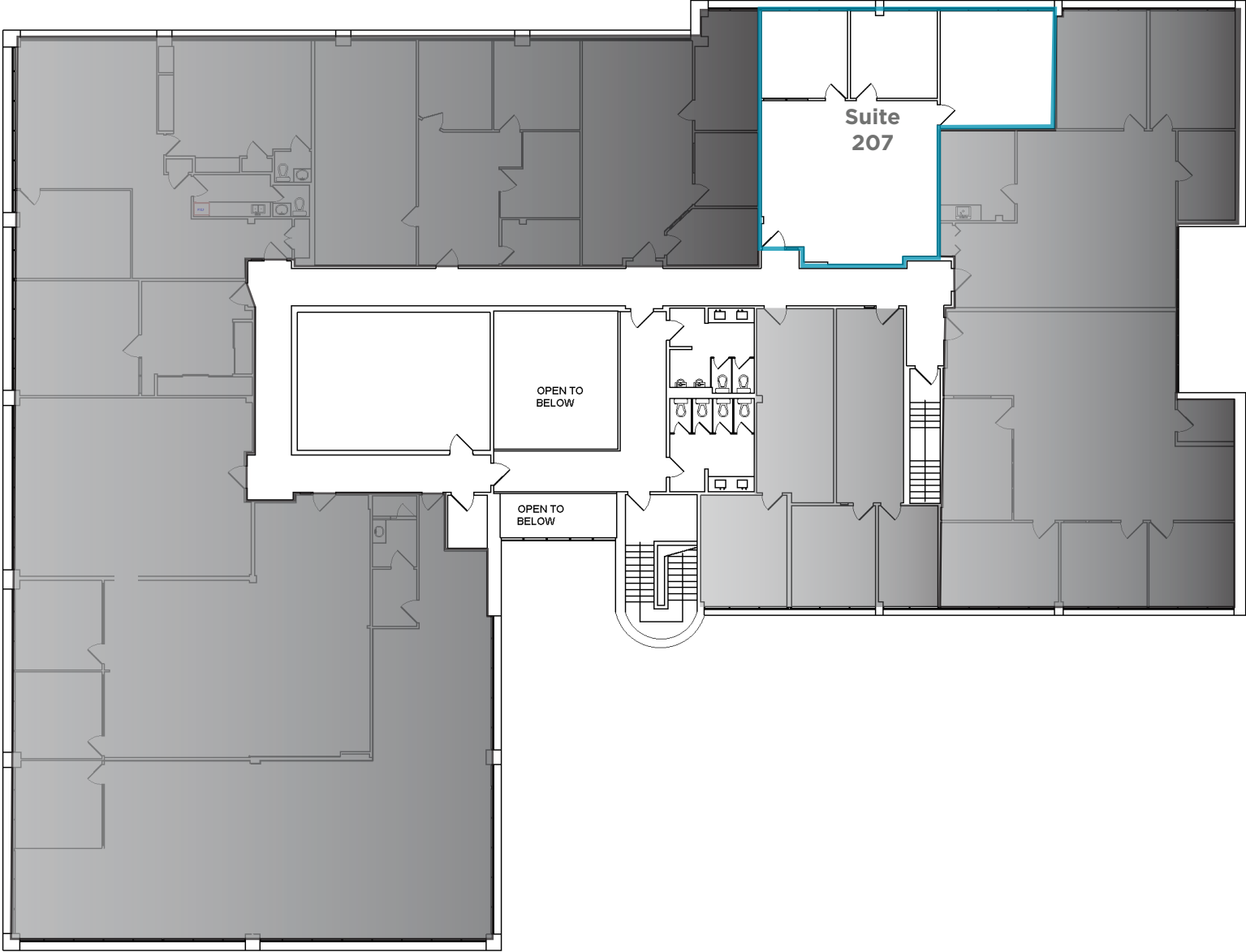
BUILDING DETAILS

Lease Rate	Market Rates
Available Space	Suite 207: 1,278 sf
Operating Costs	\$11.44 psf (Est 2024)
Parking	Free Surface Parking

HIGHLIGHTS

- Building is proudly owned by The Calgary Construction Association.
- Property has below market operating costs.
- Main floor has a retail cafe.
- The building boasts a conference centre, meeting rooms, and event space which can be booked for private events.
- All common spaces are available to tenants at preferred rates.
- Property offers in house printing services.
- Only an 8 minute drive to the downtown core and a 10 minute drive to the YYC airport.

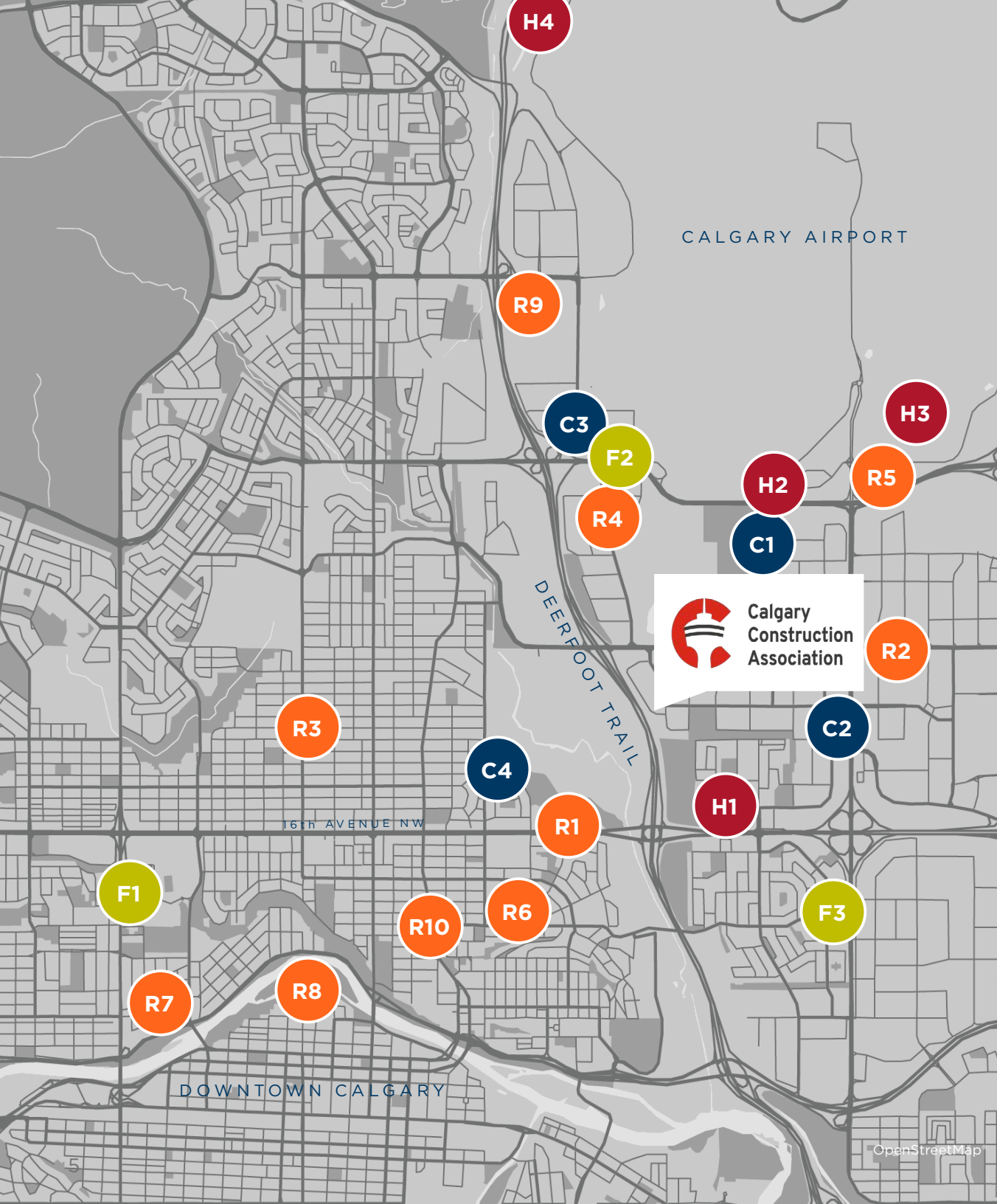
FLOOR PLAN
SECOND FLOOR





PHOTOS





AMENITIES

- **Restaurants**
 - R1 Peter's Drive-in
 - R2 Earl's Kitchen + Bar
 - R3 4th Spot Kitchen & Bar
 - R4 Minhas Micro Brewery
 - R5 Moxie Grill & Bar
 - R6 POW Pizza
 - R7 Hayden Block Smoke & Whiskey
 - R8 River Cafe
 - R9 Lotus Deli
 - R10 Diner Deluxe

- **Coffee Shops**
 - C1 Tim Hortons
 - C2 Starbucks
 - C3 Starbucks
 - C4 Rosso Coffee

- **Hotels**
 - H1 Best Western Airport Inn
 - H2 Best Western Plus Port
 - H3 Resident Inn by Marriott
 - H4 Hyatt Place

- **Fitness & Health**
 - F1 Urban Athlete Fitness Studio
 - F2 Fierce Fitness
 - F3 Gold's Gym



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CONTACT

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