

For Lease | Second Floor Office

1135 - 64 Avenue SE

Calgary, Alberta



Centrally located second floor office space

Connor Khademazad

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Allan Zivot

Principal

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Particulars

Available:	Suite 201 - 2,275 sf Suite 202 - 760 sf Suite 204 - 360 sf
Net Rent:	Market
Op. Costs & Taxes:	\$13.90 psf (2023 est.) excl. Management fee
TI Allowance:	Negotiable
Available:	Immediately
Term:	Flexible
Parking:	Random, abundant double row parking, free street parking available



Highlights

-  Built out second floor office space in sought-after south-central market
-  Upgraded common washrooms and hallways
-  LED Lighting Upgrades
-  Contiguous floor plans available
-  Direct exposure to Glenmore Trail and 11 Street SE
-  Excellent proximity to Deerfoot Meadows

Floorplans

Suite 201 | 2,275 sf

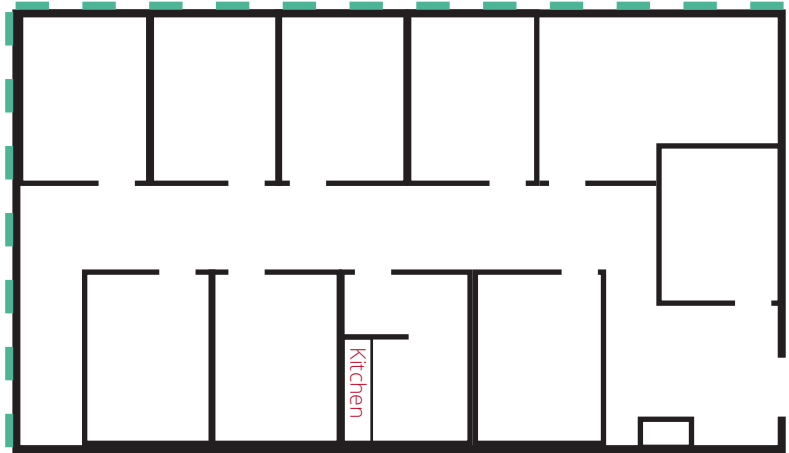
Suite 202 | 760 sf

Suite 204 | 360 sf

Window glazing

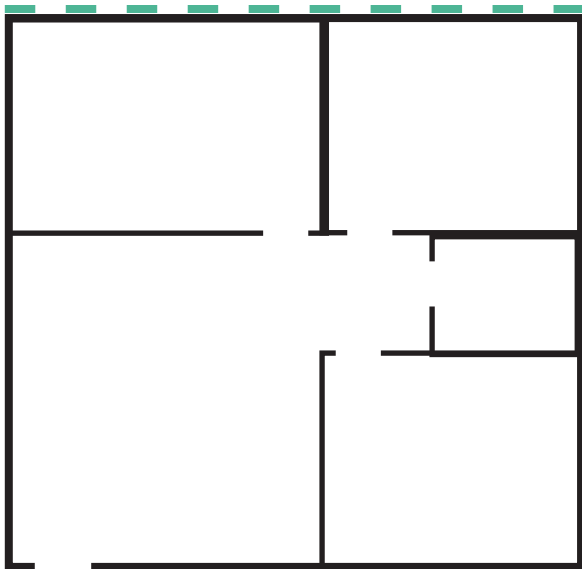


Suite 201



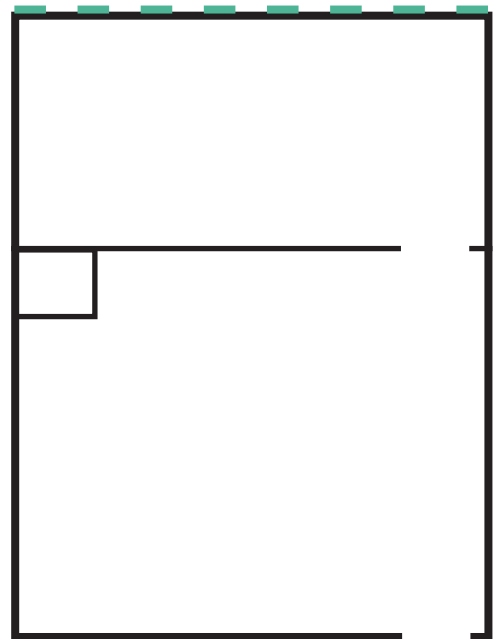
not drawn to scale

Suite 202



not drawn to scale

Suite 204



not drawn to scale



Get more info.

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