

Lease

Bays A & B, 4301 - 9 St SE



HIGHLIGHTS / FEATURES

- High visibility location on 42 Ave SE in Highfield
- I-C Zoning
- Ample parking
- Available immediately

PROPERTY INFORMATION

Office	632 sq. ft.
Warehouse	3,568 sq. ft.
Total:	4,200 sq. ft.
Ceiling	12'8" clear
Loading	2- DK doors 10'x12'
Base Rent	\$12.00 psf
Op Costs	\$4.00 psf (2021)

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OFFICE



WAREHOUSE

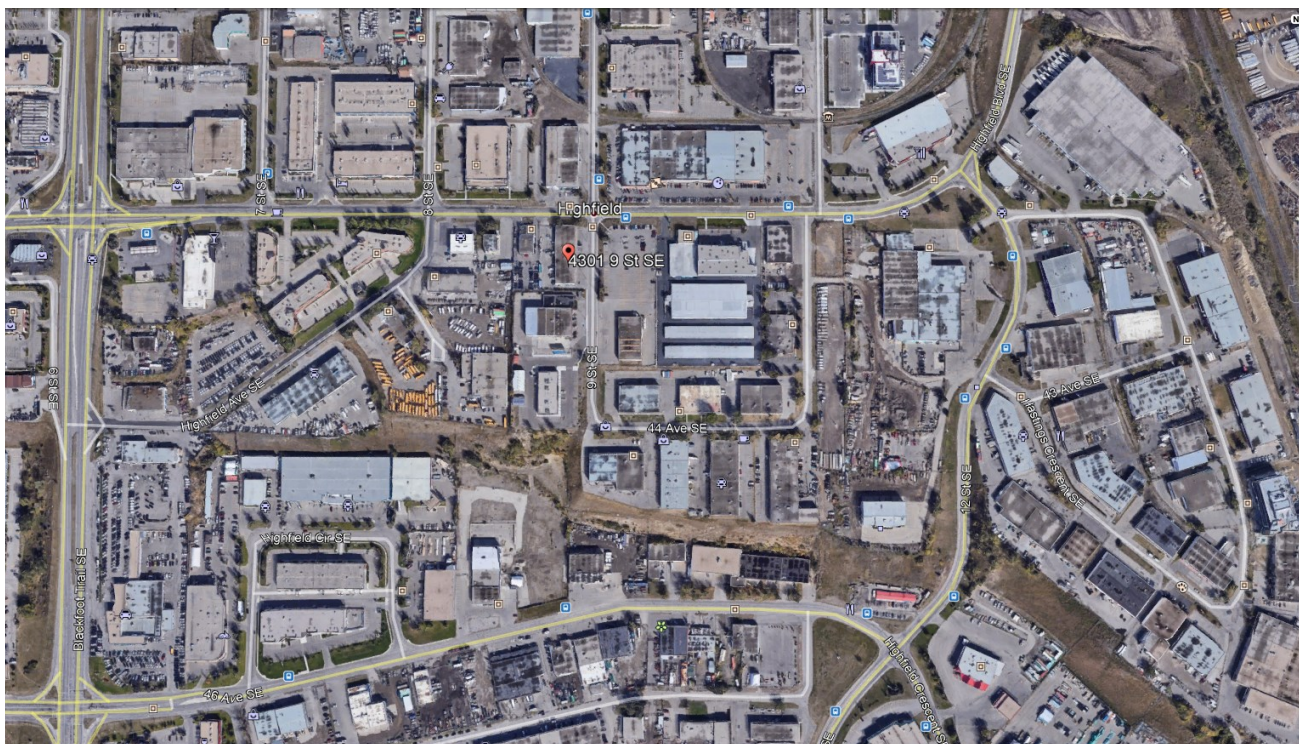


WAREHOUSE



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Commercial Real Estate Services

Bob Legros
403-809-7320
bob@target-realty.com

Harvey Aronovich
403-560-2059
harvey@target-realty.com

Bob Vesey
403-243-7112
bob@bobvesey.com

GREY ROCK
Marketing Solutions Inc.

3, 7725 - 46 Street SE Calgary AB T2C 2Y5 403-253-3060 www.target-realty.com

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