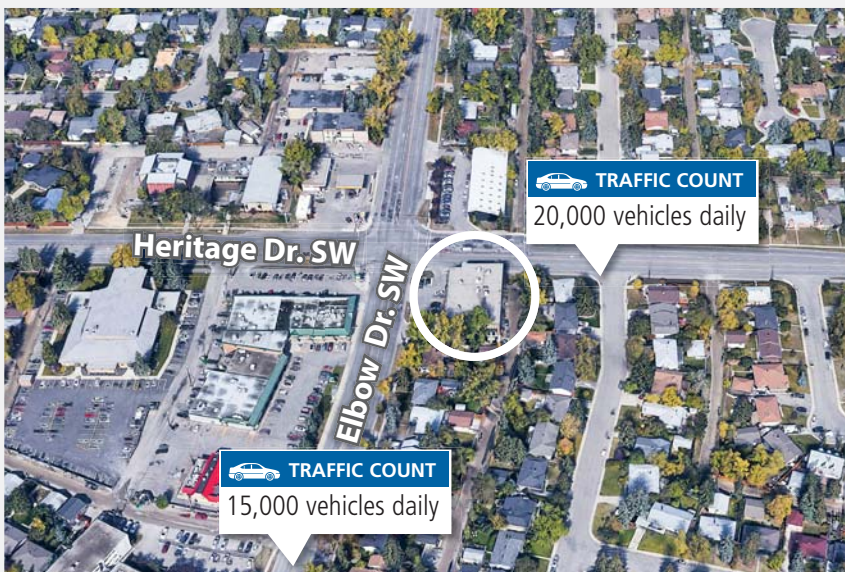




RETAIL AND OFFICE SPACE FOR LEASE

Elbow Park Plaza
8408 Elbow Drive SW, Calgary

- ▶ Located within high-profile, densely populated area.
- ▶ Excellent exposure to high traffics on Elbow Drive SW and Heritage Drive SW.
- ▶ In proximity to Heritage LRT Station.
- ▶ Heritage Drive SW connects property to Macleod Tr., 14 Street SW and Deerfoot Tr.



PROPERTY INFORMATION

COMMUNITY: Haysboro

AVAILABLE FOR LEASE:

RETAIL:
 1,570 sq. ft. Unit 100
~~1,930 sq. ft. Unit 101~~ **LEASED**
 2,300 sq. ft. Unit 104

OFFICE:
 600 sq. ft. Suite 202

PARKING: Surface and underground

OP. COSTS AND TAXES: \$14.25 per sq. ft. (est.)

NET RENT: Market

FOR MORE INFORMATION OR TO VIEW, PLEASE CONTACT:

Andrew Sherbut, SENIOR ASSOCIATE, RETAIL SERVICES
 c: **403-607-1819** p: **403-290-0178**
 asherbut@barclaystreet.com

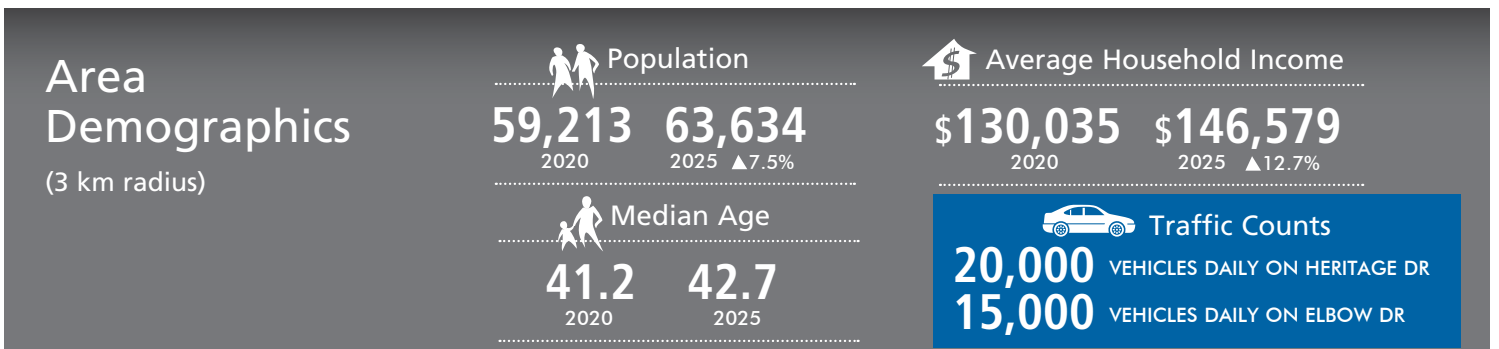
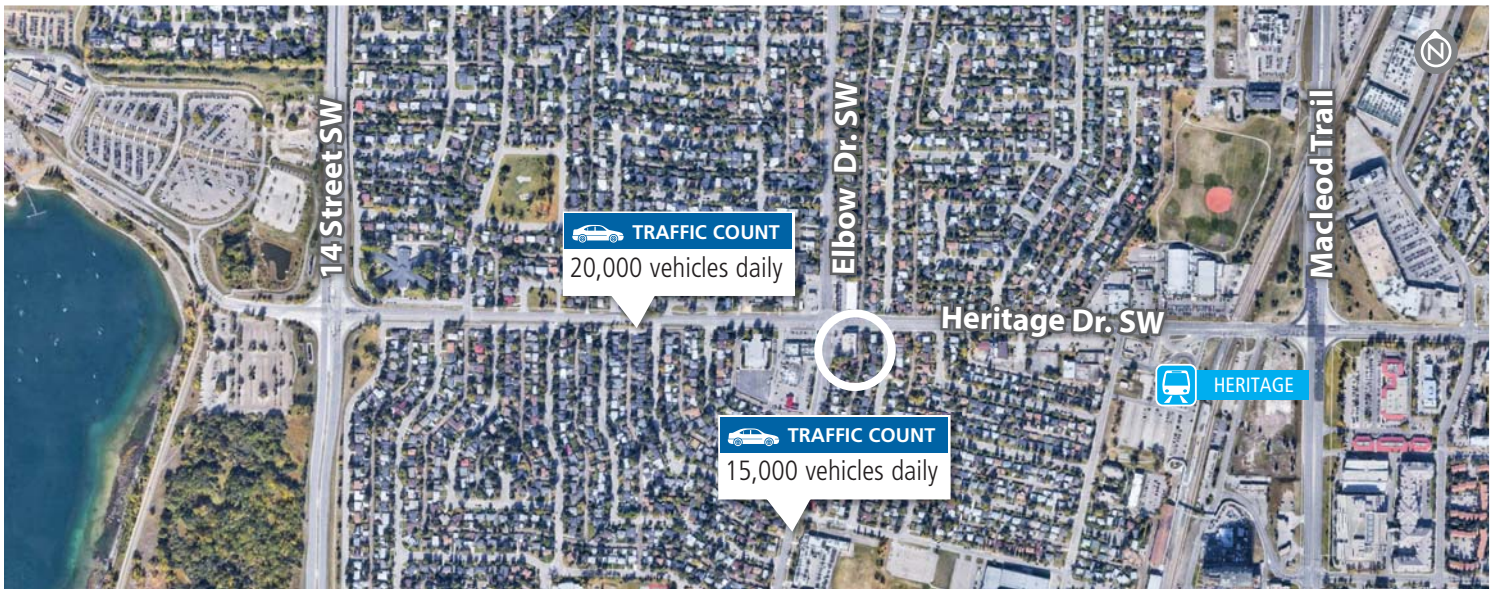
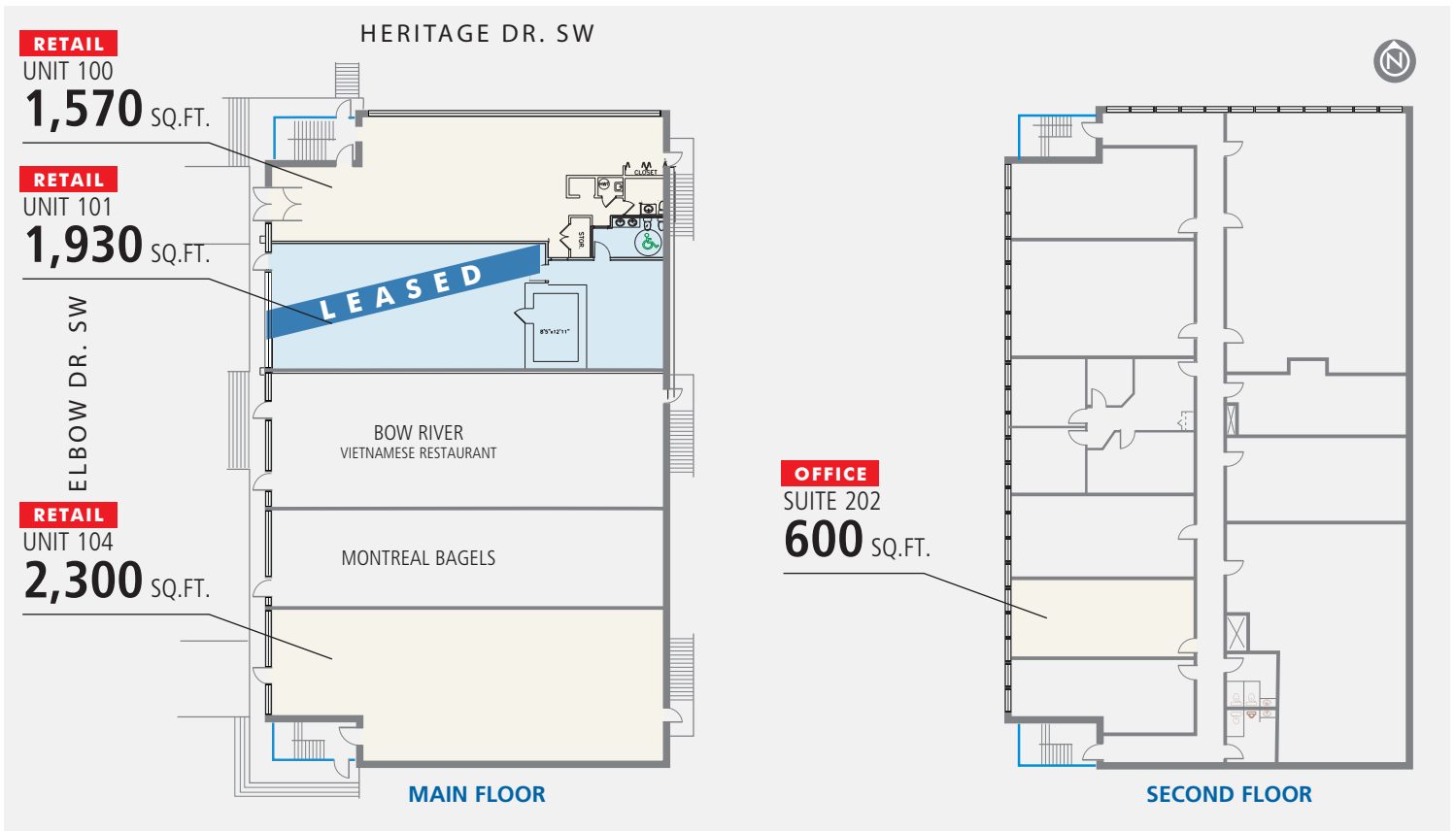
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