



5,370 sf

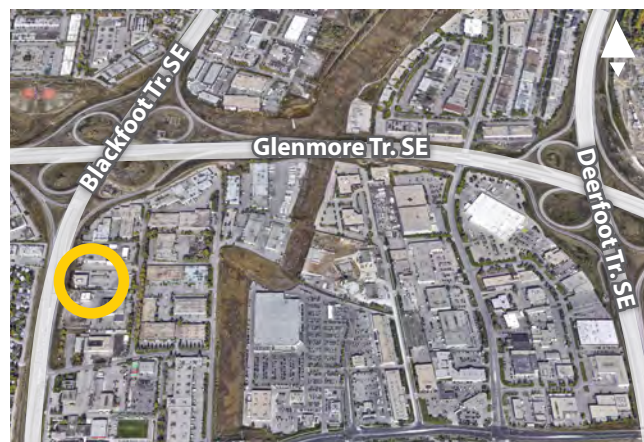
Suite 102

OFFICE SPACE FOR LEASE

7101 5th Street SE
Calgary



One of the best parking ratios
1:213 sf



Allan Jones, EXECUTIVE VICE PRESIDENT

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TCN
WORLDWIDE
REAL ESTATE SERVICES

LOCAL
EXPERTISE
MATTERS



- » Suburban office space with one of the best parking ratios.
- » Superior access to Blackfoot Tr. SE and Glenmore Tr. SE.



Signage on 5 Street SE



Surface parking

LEASE INFORMATION

MUNICIPAL ADDRESS: 7101 5th Street SE, Calgary

LANDLORD: WESTERN SECURITIES
ESTABLISHED • 1932

AVAILABLE FOR LEASE:
5,370 sq. ft. – Suite 102

AVAILABILITY: March 1, 2026

PARKING:
» 1:213 sq. ft. ratio;
» Underground and surface stalls available;
» No charge for surface stalls.

T.I.A.: Negotiable

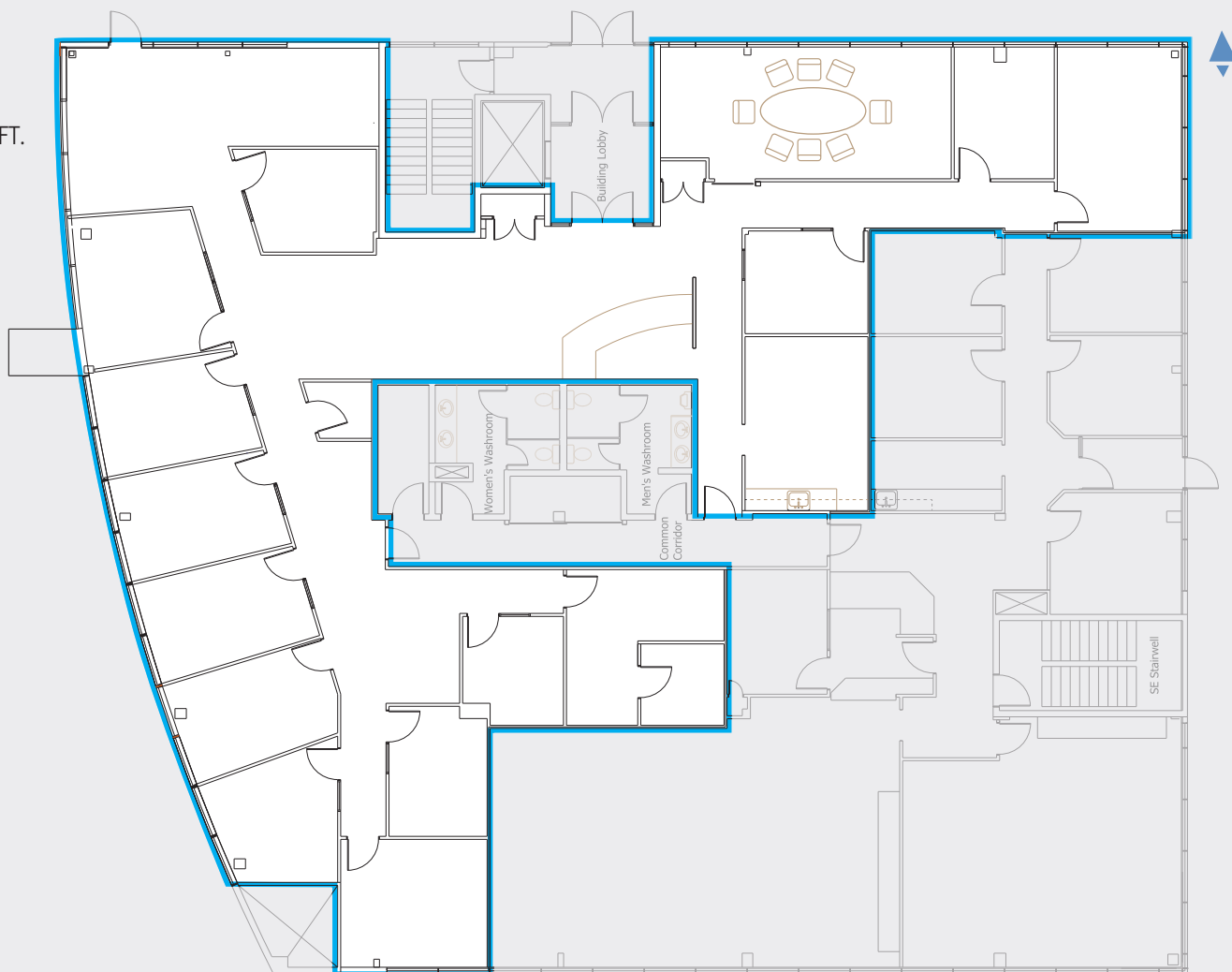
OP. COSTS AND TAXES: \$13.17 per sq. ft. (est., 2025)

LEASE RATE: Market



Underground parking

SUITE 102
5,370 SQ.FT.





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LOCAL EXPERTISE MATTERS