

# Glenmore Business Park

550 - 71 Avenue SE



Unit 145

AVAILABLE IMMEDIATELY

4,670 square feet

Great main floor office space featuring recent improvements. Mix of office, meeting rooms, kitchen and open area. Excellent nearby amenities including the Calgary Farmers' Market and Deerfoot Meadows. Transit route 410 services the park.



Zoning: I-G (Industrial General)

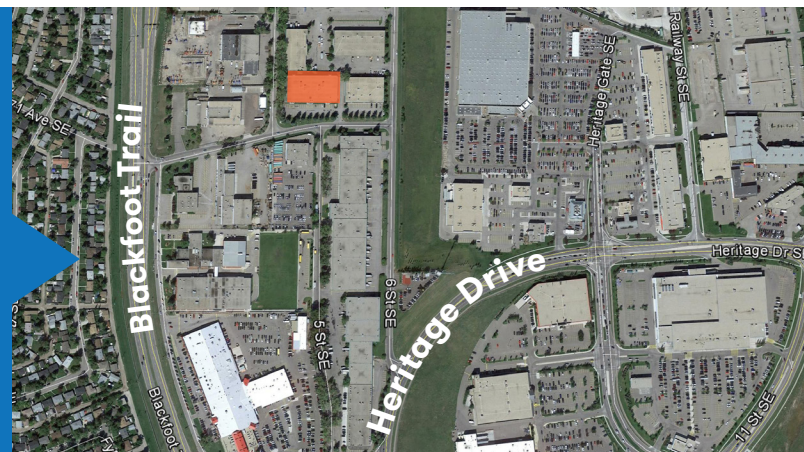
Year Built: 1982

Parking: 6 reserved underground stalls

& reserved surface stalls is negotiable

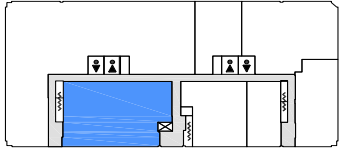
Rental Rates: Market Rates

Operating Costs: CAM \$9.63 & TAX \$2.94 (Est. 2019)

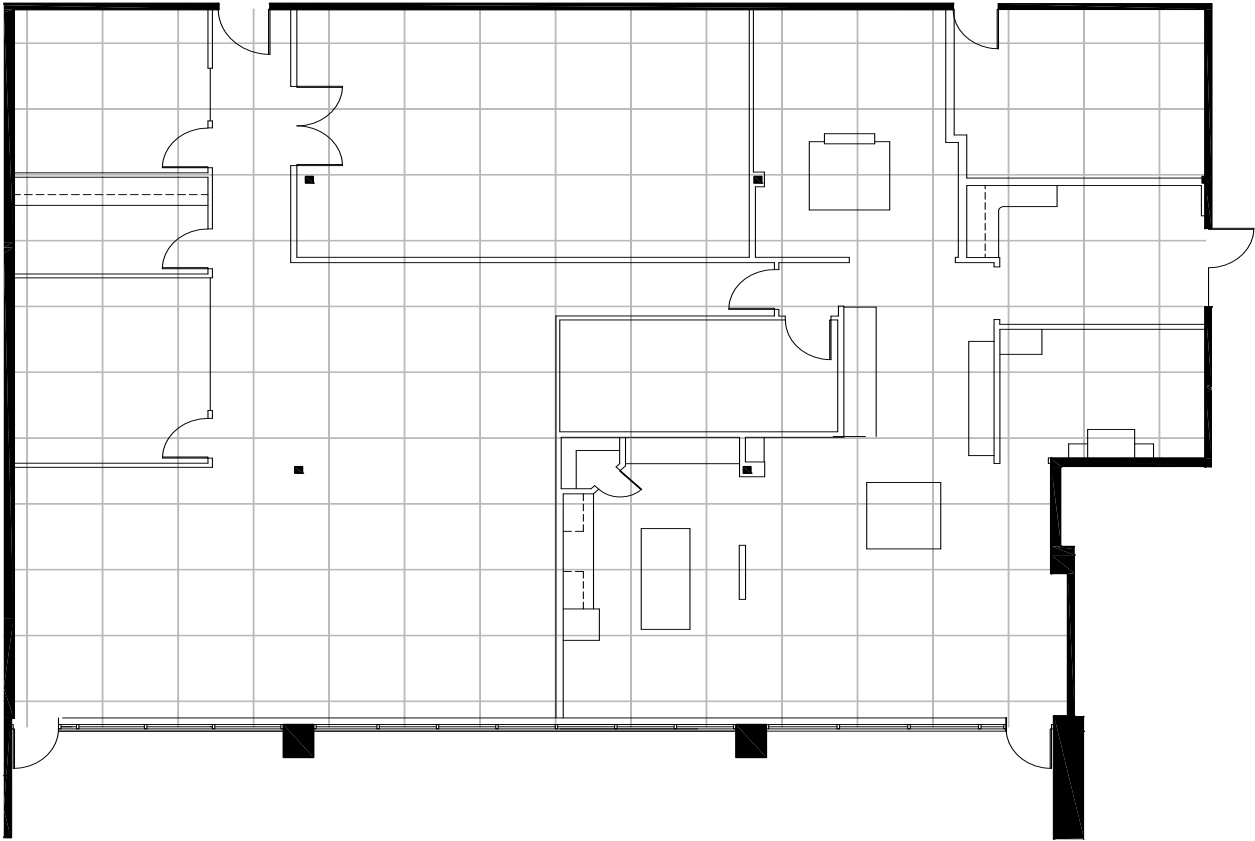


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KEY PLAN



**SUITE 145**  
**RENTABLE AREA = 4,670 SF**

ABOVE INFORMATION ESTABLISHED ACCORDING  
TO ANSI / BOMA Z65.1 1996