

Retail 24/7

# FOR LEASE

## 1504 14<sup>th</sup> Street SW

CALGARY, AB

### FEATURES:

- Available SF 848
- Possession: April 1, 2012
- Basic Rent: \$23.00 psf
- Operating Costs: \$ 7.95 psf  
HVAC, gas and water included.  
Electricity separately metered.
- Signage: Facia and pylon
- Parking: 1 stall

### HIGHLIGHTS:

- Adjacent tenants in Dorsette Square are:  
The UPS Store  
SweeTan  
Oasis Bath, Body & Gifts Ltd.
- High exposure location on 14<sup>th</sup> Street SW
- Across from the new Starbucks location
- Traffic counts of 28,000 vehicles per day
- Retail on main floor and apartments above

For additional information, please visit the website:

[www.cbre.ca](http://www.cbre.ca)

FOR MORE  
INFORMATION  
PLEASE CONTACT

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AVAILABLE 848 sf

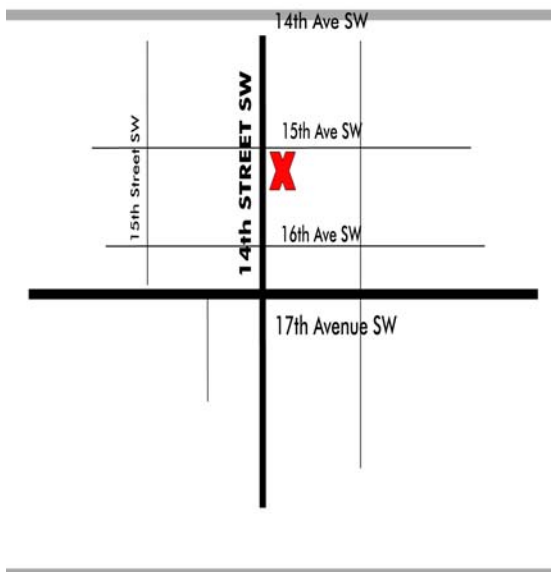
FRONT VIEW:



AERIAL SHOT:



LOCATION MAP:



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