

HARVEST HILLS PROFESSIONAL CENTRE 160 96 AVE NE, CALGARY, AB



AVAILABLE SPACE

RETAIL SPACE
Unit# 107 1,692 sq.ft.

OFFICE SPACE
Unit #203 1,346 sq.ft.

Zoning:	CN2, Commercial – Neighborhood 2
Rental Rate:	Market Rate
Operating Costs:	\$ 8.53 p.s.f.
Property Taxes:	\$ 5.11 p.s.f.
Total:	\$13.64 p.s.f (2023 Estimate)

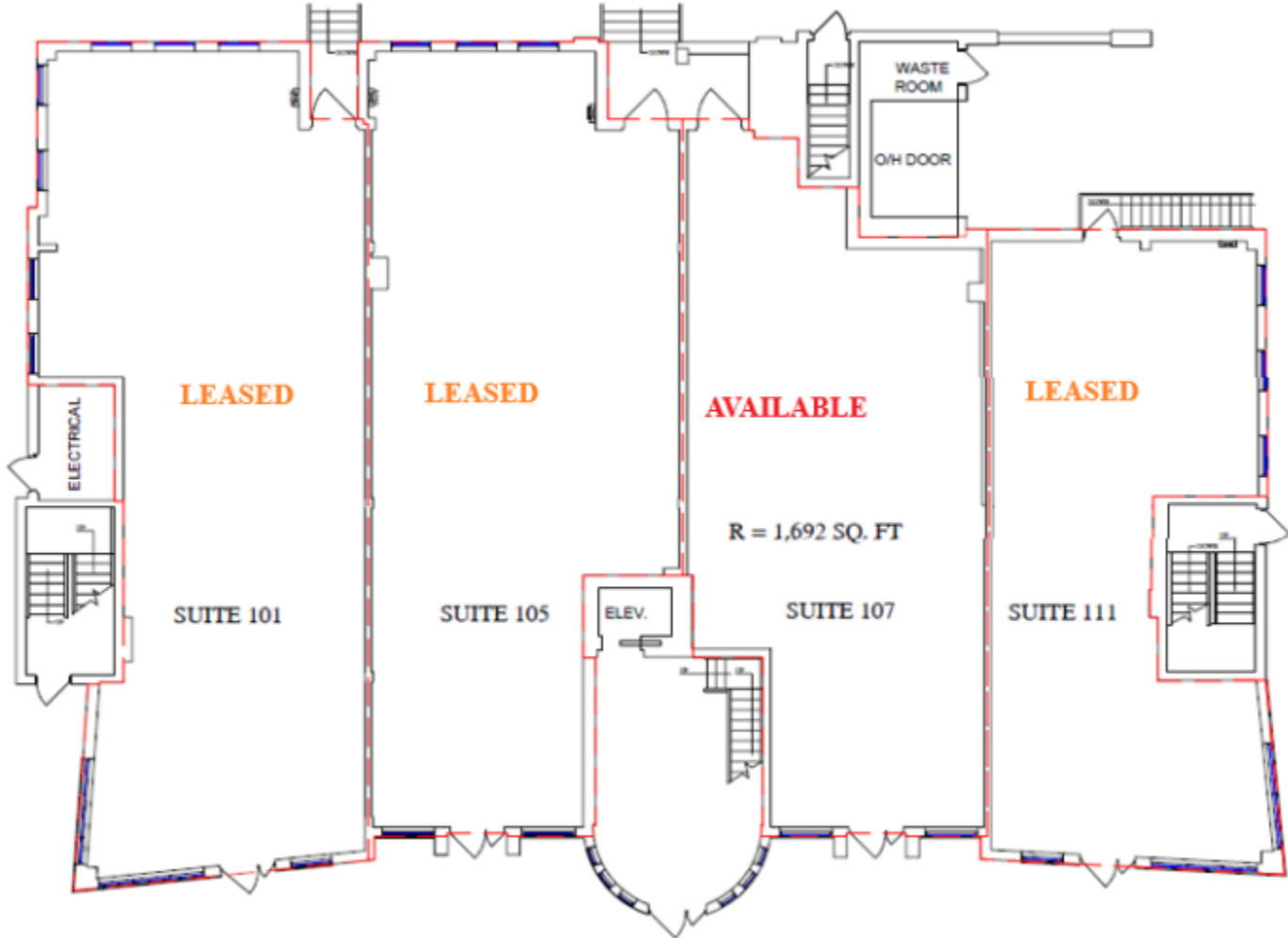
LOCATION FEATURES:

- Building front signage available
- Space can be developed to suit Tenant's need
- Underground stalls available at \$150.00 per stall per month (Ratio 1 per 900 sq.ft.)
- Customer parking on surface lot on first come first serve basis, total of 63 stalls



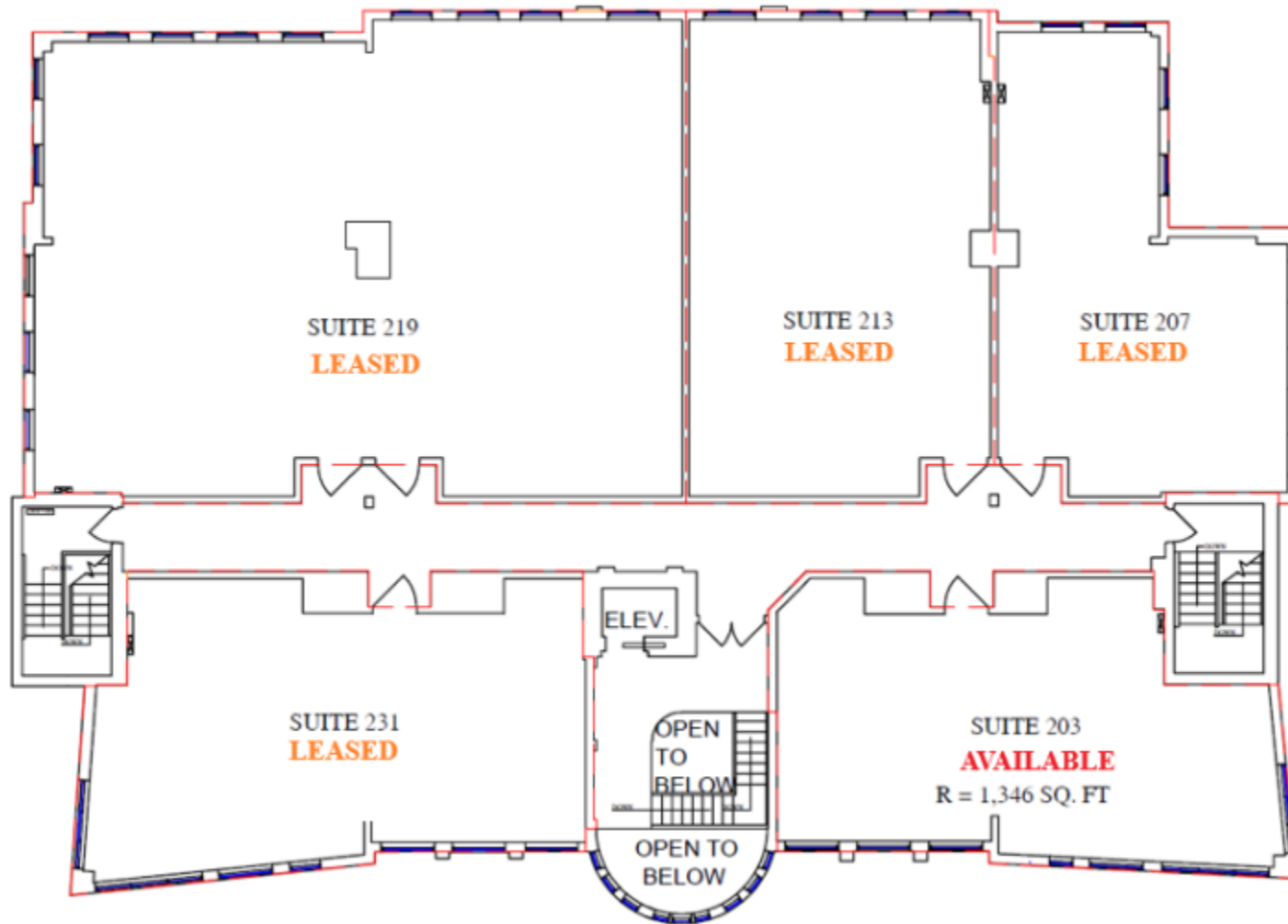
*For more details please contact at (403) 293-6027
or via e mail at vw@viewwest.net*

MAIN FLOOR PLAN



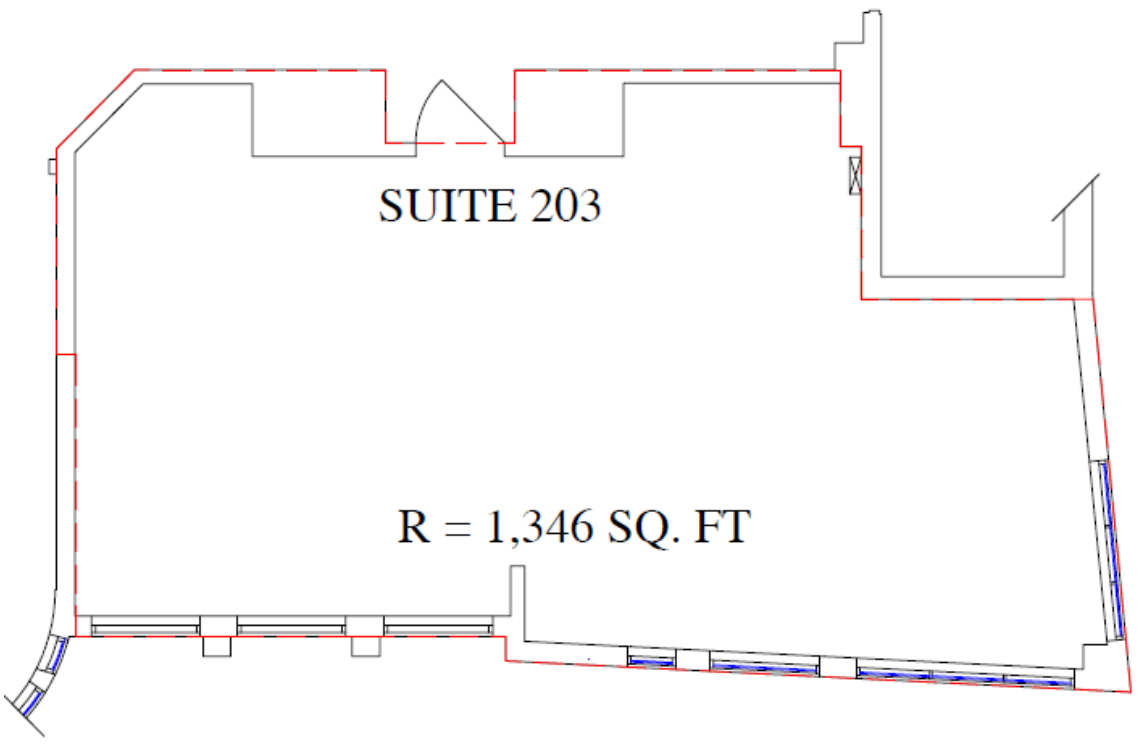
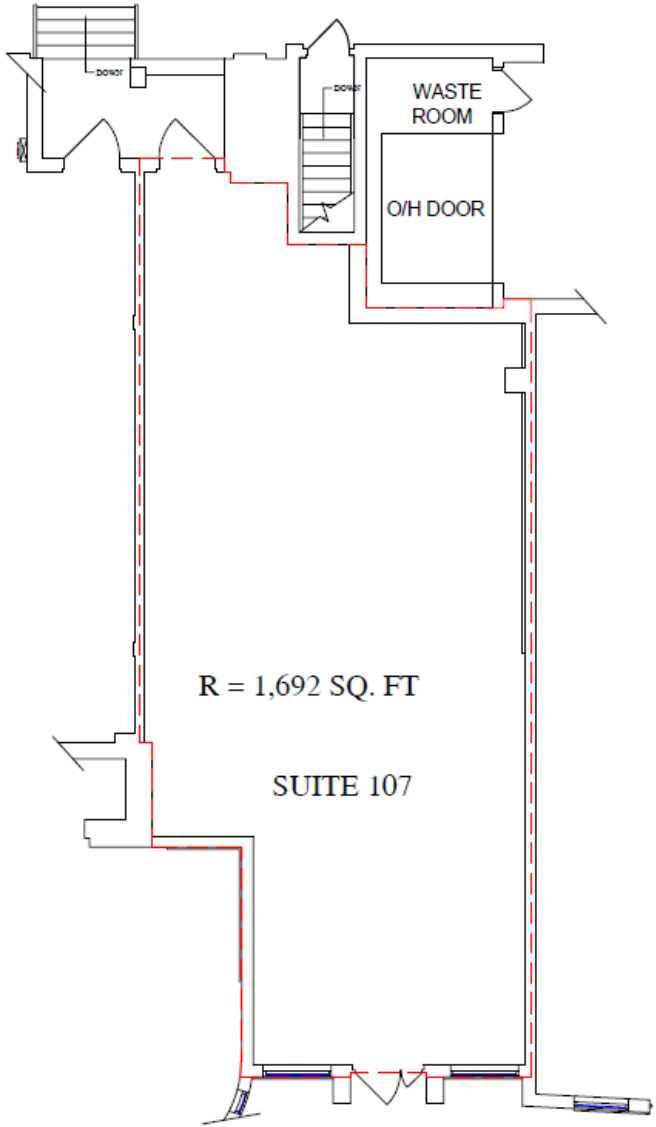
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SECOND FLOOR PLAN



SUITE 107

SUITE 203



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