

7,707 sf

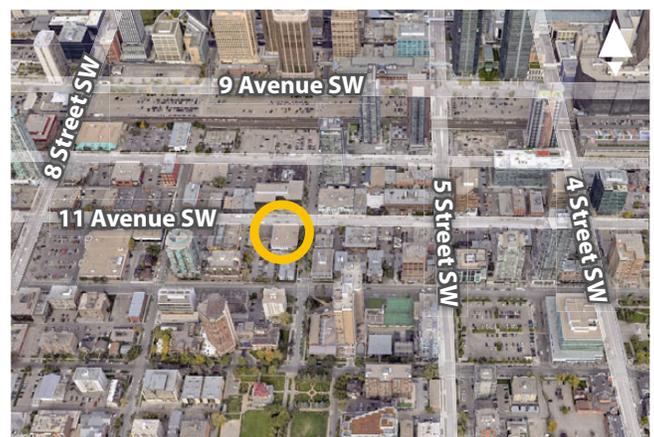
Suite 200 • Full second floor



BELTLINE QUASI-RETAIL / OFFICE / MEDICAL SPACE FOR LEASE

705 11th Avenue SW
Calgary

- » Walking distance to downtown.
- » Good signage exposure on 11th Avenue SW.



Murray Ion, VICE PRESIDENT, PARTNER, OFFICE LEASING
c: 403-797-3103 • d: 403-294-7179 • mion@barclaystreet.com

Myles Scheske, SENIOR ASSOCIATE, RETAIL SERVICES
c: 403-968-9859 • o: 403-290-0178 • mscheske@barclaystreet.com

Andrew Sherbut, VICE PRESIDENT – RETAIL SERVICES, PARTNER
c: 403-607-1819 • o: 403-290-0178 • asherbut@barclaystreet.com

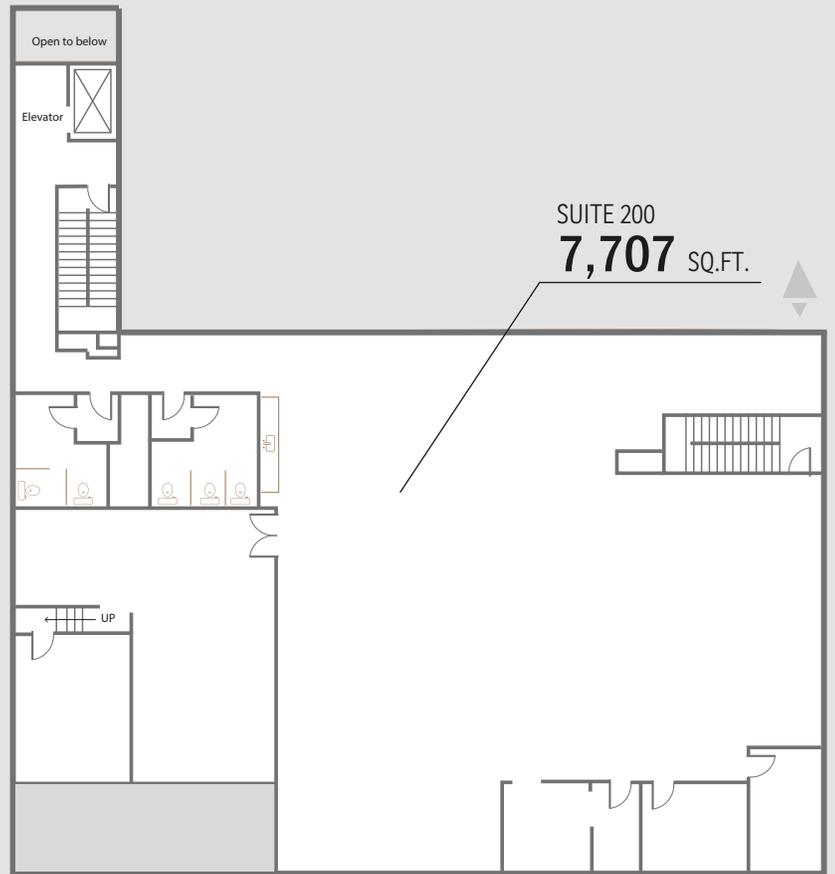


TCN
WORLDWIDE
REAL ESTATE SERVICES

LOCAL
EXPERTISE
MATTERS



11TH AVENUE SW



LEASE INFORMATION

MUNICIPAL ADDRESS:
705 11th Avenue SW, Calgary

AVAILABLE FOR LEASE:

QUASI-RETAIL / OFFICE / MEDICAL:

7,707 sq. ft. – Suite 200 (full 2nd fl.)

- Open plan with 3 offices.

OFFICE:

12,678 sq. ft. – Suite 300 (full 3rd fl.) – **LEASED**

AVAILABILITY: Immediately

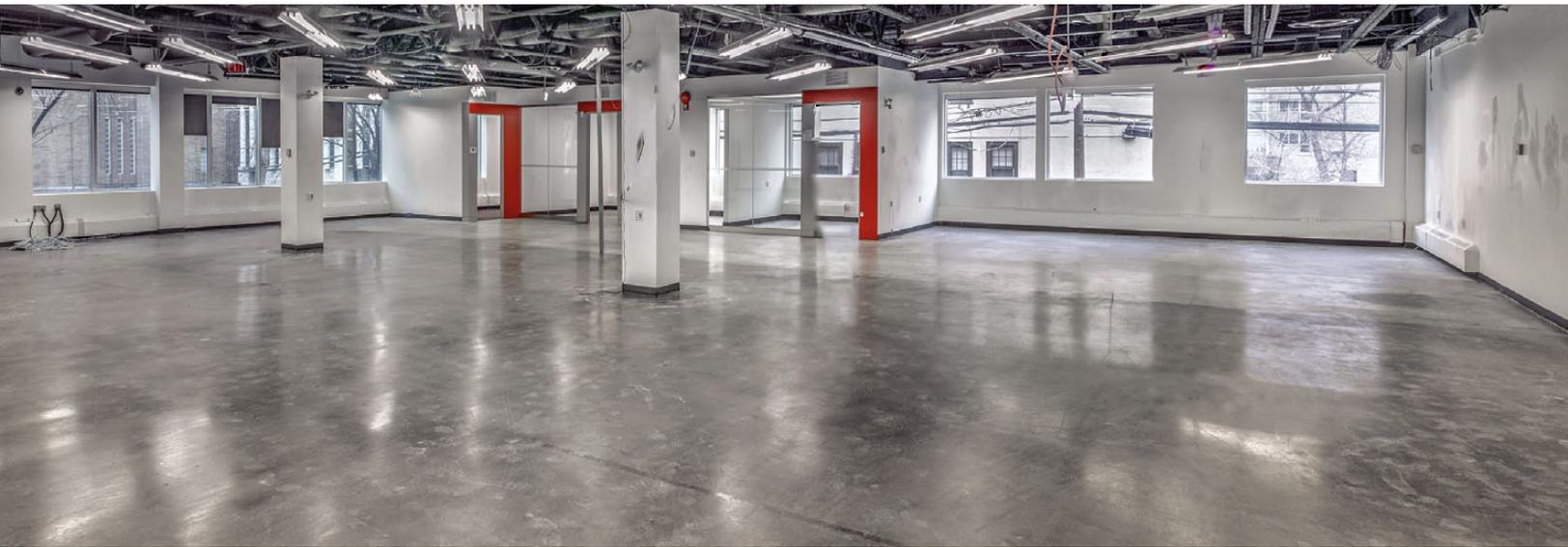
PARKING:

- » 1 covered surface stall.
- » Rates offered at market price.

T.I.A.: Negotiable

OP. COSTS AND TAXES: \$11.07 per sq. ft. (est.)

LEASE RATE: Market



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LOCAL EXPERTISE MATTERS