

BOMA

BUILDING GUIDE

CALGARY

INSIDE
BUILDING
LISTINGS, MAPS
AND INDUSTRY
ANALYSIS

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THE FUTURE IS BRIGHT

Calgary's commercial real estate sector adapts to future trends,
welcoming innovation and the next generation



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Bankers Hall



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Royal Bank Building



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Fifth Avenue Place

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Properties**

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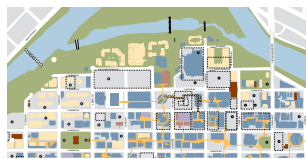
BOMA Canada focuses on inclusion, diversity and equity in the industry.



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READY TO TALK GROWTH?

Rocky View County has a solid economic recovery strategy.
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BUILDING GUIDE

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Inspiring Positive Change in Calgary



Lloyd Suchet,
executive director
BOMA Calgary

IF THE ONLY CONSTANT IN LIFE IS CHANGE, and necessity is the mother of invention, then this year's theme for the *BOMA Calgary Building Guide* is particularly pertinent as our organization and our industry grapple with fundamental shifts in both the industry and the economy at large.

The shifts we speak of are evident in all aspects of our industry; the needs of workers and customers in office and retail environments have changed thanks to the COVID-19 pandemic, while the fundamental question regarding the future of the workplace and the role of "work from home" is still playing out in real time. We have also seen broad

economic shifts in the local market, with the energy sector as our primary industry transforming, while a nascent, but rapidly growing tech sector has emerged as an exciting breath of new life to the traditional tenant base. And, if that wasn't enough, our municipal government, supported by a broad range of stakeholders, including BOMA Calgary, has embarked on an ambitious plan to reimagine and reinvest in our downtown as both an economic and cultural asset that benefits all Calgarians. Through coordinated and deliberate action on residential conversions, public spaces, beautification initiatives and bolstering the creative and cultural sector,

Calgary's Greater Downtown Plan leverages the opportunities these shifts provide and promote real progress in positioning downtown for the economy of the future.

This edition of the *BOMA Calgary Building Guide* delves into these concurrent shifts and picks the brains of our industry and our city's best and brightest. But, more than focusing just on these broad shifts, we also drill down to the building and the human level to better understand how commercial real estate professionals are addressing and driving many of the changes and progress. While the COVID-19 pandemic had many disruptive impacts on the actual operation of commercial spaces, it also necessitated a renewed focus on the unique value proposition a property provides to a business. The competitive nature of our local market means that in recent years we were already seeing a focus on repositioning existing properties to more amenity-rich, technology-enabled and people-centric spaces. This is likely to continue as new pressures emerge, but it is also a function of the next generation of professionals moving into leadership roles and bringing with them different perspectives and experiences. The impact of the next generation of professionals and how they are shaping the industry is substantial, and is another key focus of this year's guide, with contributions from current and future leaders.

While we can't predict the future of work and the impact of the shifts we are seeing, we can shed light on the trends and the people who are influencing it. Change may be constant, but it doesn't need to take us by surprise, and we hope this edition of the *BOMA Calgary Building Guide* helps both inform and inspire even more positive change. ■

"The impact of the next generation of professionals and how they are shaping the industry is substantial."



Leading BOMA Calgary Into the Next Phase of its Evolution



Rob Blackwell,
board chair
BOMA Calgary

IT'S AN EXCITING TIME to be in commercial real estate in Calgary. The office and retail sector are going through a massive shift, providing opportunities for new thinking and creativity, with the repurposing of assets becoming an important aspect of the changing landscape. Meanwhile, the industrial sector continues to show exceptional growth and strength during challenging times. This is all against a broader backdrop of a significant influx of both people and businesses moving to our exciting city. While the energy sector has stabilized with rising commodity prices, the tech sector is growing by leaps and bounds, fur-

"BOMA Calgary will play a key role in important conversations in the industry and the city at large as we address not only the opportunities from these trends, but the challenges, as well."

ther diversifying the local economy and driving increased resilience in the broader economy.

With so much change and growth in new industries, BOMA Calgary's role in the industry is more important than ever as we lead thoughtful

conversations and research on the topics that matter the most. Education and information-sharing are also a key part of the value we provide to the industry, ensuring that, not only are industry professionals up to date on the changes and best practices occurring across the market, but that they have ample opportunity for further professional development. We know informal collaboration and industry connections through networking not only promote progress in the industry, but help enrich the lives of those within it and remain a key part of our organization's mission.

Another key lesson from the shifts we've seen in recent years is the importance of engaging with municipal, provincial and federal governments, whose actions have a direct impact on the industry. We are proud to have built productive relationships with government that ensure the industry's voice is heard at the highest levels and support the industry in delivering value to the businesses that drive our economy.

BOMA Calgary will play a key role in important conversations in the industry and the city at large as we address not only the opportunities from these trends, but the challenges, as well. As I lead BOMA Calgary as board chair over the next two years, our goal will be to grow the influence and impact BOMA makes in our industry and its professionals. We will continue to build on the strength of our three pillars of education, advocacy and professional networking, aiming to reach even more people and organizations in property and asset management, building operations and key industry service providers. These are BOMA Calgary's priorities as we enter this exciting and important phase of our city and our industry's evolution, and we hope you join us. ■

BOMA Members Speak Out

The commercial real estate sector in Calgary is constantly innovating, and with that innovation comes the need for continued education for young professionals looking to enter the industry. We ask BOMA members to reflect on their experience getting into commercial real estate and what advice they have for the next generation.



Guy Priddle
director, office leasing and
general manager, Calgary
office properties, Cadillac
Fairview



Laurel Edwards
vice-president, property tax
services, Avison Young



Graham Halsall
director, sustainability and
risk management, ONE
Properties



Richard Morden
senior vice-president, office,
Western Canada, QuadReal
Property Group

Q: Was a career in commercial real estate always on your radar? If not, how did you fall into it, and, if so, why did you pursue a career in this industry?

► **Guy:** "I don't know if I've met anyone who planned a career in commercial real estate, although I'm sure they must be out there. One of my father's clients was BOMA Edmonton, and, through my association with that group, I got exposed to the industry and was eventually hired into it directly."

► **Laurel:** "A career in commercial real estate was not on my radar when I was completing my business degree. I fortuitously answered a summer job posting at a major brokerage group, and, from there, I made the industry my career of choice."

► **Graham:** "Yes, my family has been in construction and engineering for three generations, so dinner talk was usually about the ways buildings fail and how to fix them. Ever since my Tonka-truck days, the tangible aspect of this bricks-and-mortar industry has always appealed to me."

► **Richard:** "I am the rare person who always wanted to be in real estate in some capacity, at least since university days. It's an investment business but, unlike stocks and bonds, in real estate, we get to create a legacy in the form of new buildings, homes and communities."

Q: What is one thing about the industry that surprised you most when you first started out?

► **Guy:** "Number one would be how hard property managers work. It's still amazing to me how good one has to be at so many skills just to be passable as a property manager."

► **Laurel:** "For such a large physical presence of our industry, the people within it are close-knit, and the relationships cross all company and job-role lines."

► **Graham:** "How old everybody was! There's been a neat transition of roles and responsibilities to a younger generation, and I look forward to seeing how the next few years play out as Baby Boomers retire and hand the reins to younger, tech-savvy and entrepreneurial generations."

► **Richard:** "How 'out of favour' real estate was as an investment asset class, particularly multi-residential, which was pretty much 'no-go' territory for pension funds in the late '80s and early '90s. Of course, all of that is no longer true today."

Q: What is the biggest mistake young professionals in your industry make that you would hope they avoid?

► **Guy:** "I truly think it's impatience. Wishing today away in favour of tomorrow makes both so much less meaningful and satisfying. I apply the same to work and career — know where you want to go, but don't worry so much about the little detours and time bumps along the way."

► **Laurel:** "Explore all the offerings the industry has available. This means looking beyond the role they are currently in, or even the company they are in. Build relationships internally and externally, so you can gather as much information about every opportunity."

► **Graham:** "Young professionals nowadays have a remarkable opportunity to learn from their industry elders, but ego can sometimes get in the way of asking for help (or simply saying, 'I don't know'). Dangerous stuff!"

► **Richard:** "Moving and changing jobs too quickly. While some change is healthy and indeed advisable to get new experiences and grow one's career, the grass isn't always greener on the other side."

Q: If you weren't in commercial real estate, what would you be doing?

► **Guy:** "I'd want to be coaching soccer. I've never thought about the number of kids I've coached over the years, but it would have to number in the hundreds."

► **Laurel:** "I would be in some occupation in the business world, focused on business development and helping others. Or a professional golfer; if only my golfing skills would support this endeavour."

► **Graham:** "Two things in the East Kootenays: operating a ski and bike shop and running a forest school with my brilliant wife."

► **Richard:** "No idea! I've been doing this for 36 years!"

GIVING BACK AND LOOKING FORWARD

BOMA Canada aims to bring greater equity, diversity and inclusion to commercial real estate industry

When Suhaila Cappuccino joined the BOMA Canada team in 2019, there was no way for her to predict what the future would bring.

By March 2020, the COVID-19 pandemic took hold and changed the face of the corporate real estate industry. Two months later, George Floyd was killed in Minneapolis, which launched a global grappling point surrounding racism.

Becoming manager of program operations in January 2022 at BOMA Canada, Cappuccino had approached BOMA CEO and president Benjamin Shinewald two years prior with the idea of addressing the issue. Immediately, Shinewald helped Cappuccino put together an Equity, Diversity and Inclusion (EDI) committee to address inequality in the industry.

"We knew we had to do something," Cappuccino says. "It's affecting so many people, and people within our industry — and these stories haven't been told."

Over the following months, the committee evaluated the state of EDI initiatives in the industry — sharing stories of their own experiences and identifying issues.

During those discussions, the team kept facing the same hurdle in their plans moving forward: there was virtually no data about EDI in the Canadian commercial real estate industry. They unearthed diversity and inclusion metrics and trends in the American market, but had nothing to point to in Canada.

"There was this major gap," says Cappuccino. "If you don't know what's currently going on, or what's been going on historically, how can you know how much improvement you're making at your own organization? How can you measure progress?"

Starting in 2021, the EDI team launched an industry-wide benchmarking survey to assess diversity and inclusion metrics in the industry.

"It was our first shot, really," says Cappuccino.

"But it came out of that initial discussion about a lack of EDI data in the Canadian commercial real estate industry and needing to change that."

The report is expected to be released in the coming months, and Cappuccino says it's a key first step to progress in the industry and building a resource hub at BOMA for companies of all sizes to lean on.

"We want to deliver leadership and education around this topic," she says. "But we know there are a lot of different companies within our industry that are at different stages of their EDI journey, and we want to be able to position BOMA Canada as the resource hub for the industry when it comes

to the large number of topics that fall under the EDI umbrella."

Cappuccino adds they can't do it alone and are looking to partner with experts in EDI programming, outreach and education moving forward.

Attracting new talent with varying perspectives is important to the future success of "any industry," says Cappuccino.

"You want your organization to reflect the community it's living in," she adds. "Otherwise, you're limiting yourself in terms of talent, ideas, backgrounds and cultures."

According to a 2022 report by the Canada West Foundation, more youth aged 15 to 29 are leaving Alberta than are moving here in numbers that haven't been seen since 1988.

Established in 2011, the BOMA Calgary Foundation has been raising money for scholarships, community programs, training and financial assistance to help keep and bring in new talent to the industry.

Guy Priddle, chair of the BOMA Calgary Foundation and general manager at Cadillac Fairview, says the "intent is to give back to people in need," and provide education and opportunity for people to enter the commercial real estate industry.

The foundation will be offering approximately \$40,000 to \$60,000 in scholarships

"Diversification in your company, your environment and your everyday life is such a benefit. We're constantly trying to make sure we're elevating the backgrounds, education and knowledge of the people who work within the industry." —Guy Priddle

and bursaries this coming fall, with a focus on those in financial need.

"We're trying to provide a vehicle for people who might have roadblocks (to enter the industry)," says Priddle. "Diversification in your company, your environment and your everyday life is such a benefit. We're constantly trying to make sure we're elevating the backgrounds, education and knowledge of the people who work within the industry."

At BOMA Canada's annual BOMEX conference in September 2020 — just a few months after the EDI committee was established — BOMA held education sessions about equality, diversity and inclusion for the first time. Through five different education sessions,

Studying the Future

BOMA has been collecting research on the state of the industry alongside three University of Calgary MBA students, Amy Fong, Jay Matsuka and Carley Hamel. As a part of their program, the students assessed the industry to provide insight moving forward through surveys, interviews and case studies to provide recommendations for the future. Here are some of their takeaways:



"I'd say one of the cornerstones of my recommendation was to increase the student presence downtown. It all comes down to the pride of ownership, in addition to just being physically located downtown and able to support the restaurants and retail within the city." – **Fong**



"We found that the younger generation, particularly students, need to be more at the forefront of conversations. We're seeing a shift in the diversification of Calgary's economy and workforce. The tech industry, startups, life sciences and professional spaces for financial, insurance and real estate have been growing." – **Matsuka**



"The main takeaway from the project is that there is no one 'silver bullet' to revitalizing the downtown core in Calgary. Expanding the talent pool in the industry is highly important. Having different perspectives on strategy and the ability to incorporate ideas from various complementary industries will help further the success of the real estate industry in Canada." – **Hamel**

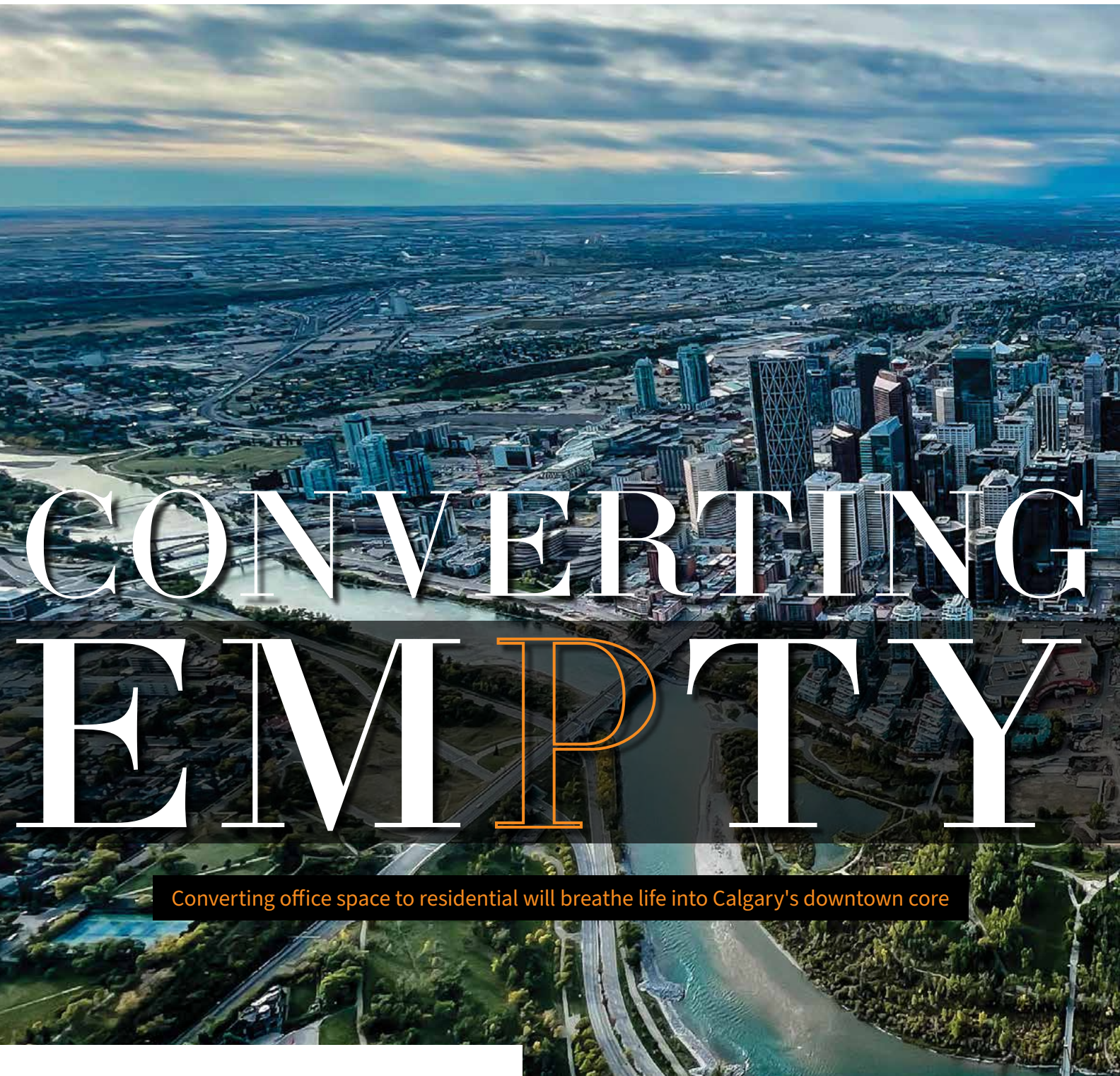
"You want your organization to reflect the community it's living in, otherwise, you're limiting yourself in terms of talent, ideas, backgrounds and cultures." – **Suhaila Cappuccino**

covering topics including unconscious biases and how to facilitate equitable procurement in your building, they took their first step toward action.

Cappuccino paused as she thought back on the memory before saying, "The feeling was, just, it was big."

"I think it was kind of an eye-opener for

some people," she continues. "To be honest, I don't think this is an issue that's going to be solved in the next five years. It's going to take consistent work, and it's going to be a slow burn. But, just seeing how great the initial BOMEX education sessions about EDI were gave me hope because it showed us that other people want to see this change, too."



Converting office space to residential will breathe life into Calgary's downtown core

The trend in converting office space to residential is supporting the City of Calgary's overall goal to revitalize the downtown — filling up some empty commercial real estate and adding a growing population base to the core.

Earlier this year, the city announced its first three successful applicants to the Downtown Calgary Development Incentive Program, saying the projects will infuse life into largely empty or underutilized office buildings by converting vacant office space into new residential units. It's one way the city is moving



SPACE

beyond the traditional nine-to-five business district and toward a vibrant city centre people enjoy 24/7, with a balanced mix of residential, office, retail, entertainment, tourism and culture.

"Calgary is a resilient city of innovators who do not shy away from a challenge," says

Calgary mayor Jyoti Gondek. "You don't need to look any further than the City of Calgary's commitment to downtown revitalization to understand how serious we are about believing in ourselves.

"Our investment of a quarter-billion dollars has sent a strong signal to the private sector

that we are evolving and focused on our future. Creating a welcoming, mixed-use downtown remains a top priority, and it is encouraging to see others recognize the great transformation Calgary is currently undergoing."

The first three approved projects of the Downtown Calgary Development Incentive

1

PALLISER ONE
125 9 AVE. S.E.
ASPEN PROPERTIES



RESIDENTIAL SUITE



SOCIAL HUB



AMENITY LOUNGE



ROOFTOP PATIO



**PROPOSED
EXTERIOR
VIEW**



2

TECK PLACE
205 9 AVE. S.E.
CIDEX GROUP OF COMPANIES

Program include: Palliser One (125 9 Ave. S.E.) – Aspen Properties; Teck Place (205 9 Ave. S.E.) – Cidex Group of Companies; and The Cornerstone (909 5 Ave. S.W.) – Peoplefirst Developments.

The three projects, which will receive approximately \$31 million from the \$100-million city fund, will remove about 414,000 square feet of office space and create around 401 new downtown homes.

Greg Guatto, president and CEO of Aspen Properties, says the Palliser One project converts about 200,000 sq. ft. of office space

to 176 apartments, featuring a mix of one and two bedrooms. The 27-storey office building on the east side of the Calgary Tower has close to 400,000 sq. ft. in total. The project will include an amenity lounge midway through the building, providing residents with a modern common floor featuring games areas, a

“We looked at the current state of the office market and considered our portfolio and said, if there’s an asset we thought was suitable for residential, it would be this one given its location and ability to lease.” —Greg Guatto

workspace section, a kitchen/bar area, lounge seating and an outdoor barbecue space, as well as a rooftop patio.

“We know that asset really well. We’ve owned Palliser Square Block for 12 years and operated One Palliser Square as an office tower,” says Guatto. “One Palliser Square is a

PALLISER ONE, THE CORNERSTONE, UNITED PLACE ILLUSTRATIONS USED BY PERMISSION; PALLISER ONE, TECK PLACE, CANADIAN CENTRE PHOTOS BY ERIN BROOKE BURNS



“We did some research and one thing we found in downtown, especially: it’s very difficult to find a place that can accommodate a family because three-bedroom units are very difficult to come by.” —Maxim Olshevsky

‘B-Class’ office building with vacancy in the high-rise. The B-Class office market is very competitive and challenging to lease given the current market conditions. We see the opportunity to create value through a conversion to residential and are willing to make significant capital investment to do so.

“We think the timeline for completion is early 2024.”

The residential component of the tower will

be the top half of the building — two elevator banks at the base will service the residential and the office separately.

“We looked at the current state of the office market and considered our portfolio and said, if there’s an asset we thought was suitable for residential, it would be this one given its location and ability to lease,” says Guatto.

“We thought the residential would work better from a return perspective. We have an



Above top: artist rendering of United Place at 808 4th Ave. S.W.; above: Canadian Centre at 833 4th Ave. S.W.

additional 1.2 million sq. ft. of density on that site that surrounds the Calgary Tower. We feel this whole site long-term should be a great urban mixed-use project that will include residential, office, entertainment and retail space. This conversion of the top half of Palliser One hopefully kicks off the longer-term vision for this site — call it mixed-use vision.”

Maxim Olshevsky, managing director, Peoplefirst Developments, says the The Cornerstone project will bring life to the office building, which has sat vacant for nearly 10 years and formerly occupied by SNC-Lavalin. It includes the conversion of approximately 104,000 sq. ft. of office space into a mixed-use residential tower with about 112 pet-friendly apartments on eight floors. There will be a combination of two- and three-bedroom units.

The project includes street-level retail as well as second-floor co-working space, which will house up to 60 businesses. Olshevsky says it is expected phased occupancy will begin in mid-2023 with total completion of the project by the end of that year.

“We did some research and one thing we found in downtown, especially: it’s very

difficult to find a place that can accommodate a family because three-bedroom units are very difficult to come by, and, if you have more than one kid, it becomes quite cramped, especially for newcomers,” Olshevsky says. “After careful contemplation, we decided to focus primarily on larger suites.”

The project will provide attainable, family-oriented housing options in Calgary’s downtown core, with the majority of homes being two- and three-bedroom layouts. The developer is also providing 40 per cent of the units at 20 per cent less than current market value to offer what it calls “attainable luxury” housing options.

The Teck Place project is a conversion of an estimated 110,000 sq. ft. of vacant office space into a mixed-use residential tower. The building’s office space will be converted to 113 new homes, along with a full floor of amenities to serve the residential units.

“The Downtown Calgary Development Incentive Program is a prime example of the excellent work that can be done when the public and private sector team up in pursuit of a shared goal.” —Sarah Itani

“We look forward to the new life this will inject into underutilized properties in the core,” says Sarah Itani, business development manager with Cidex Group of Companies. “The Downtown Calgary Development Incentive Program is a prime example of the excellent work that can be done when the public and private sector team up in pursuit of a shared goal.”

On July 6, the City of Calgary announced the approval of two additional office-to-residential conversion projects — United Place (808 4 Ave. S.W.) — United Canadian Investment Inc., and Canadian Centre (833 4 Ave. S.W.) — PBA Group of Companies.

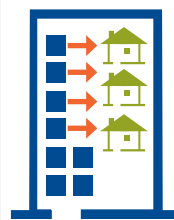
“These two projects will bring new life back into largely empty or underutilized buildings by converting empty office space to new residential units,” Ward 7 councillor Terry Wong said in a press release. “Added vibrancy in the west end of our downtown, an area that has considerable vacancy and is traditionally dominated by office buildings, goes a long way in making Calgary safer for everyone at all hours of the day and enables our local businesses to thrive within complete communities.”

Incentivizing Development

THE DOWNTOWN CALGARY DEVELOPMENT INCENTIVE PROGRAM, supporting office-to-residential conversions, has a goal to make the core more vibrant and tackle the continuing problem of an elevated office vacancy rate. Under the program, a grant is offered for office-to-residential conversions of \$75 per square foot, based on the original gross building area of existing office space that will be converted. The grant is up to a maximum of \$10 million per property, unless city council approves a greater amount for a particular application.

Thom Mahler, director of the City of Calgary’s Downtown Strategy, says the city has tried to get more residential in the downtown core for decades to create vibrancy in the area.

“Having an opportunity to have real estate assets that are vacant that actually are looking for a new purpose to do something with is a very unique opportunity. It’s something we haven’t had before,” he says. “One of the key drivers is to diversify our downtown core area to restore vibrancy and support the local businesses.



\$75/sq. ft.

Amount of grant offered for office-to-residential conversions based on existing office space to be converted

\$10 Million

Maximum grant offered per property, unless approved by city council



“The program itself is really designed around the city’s contribution, which makes up that cost differential between what’s market-viable and what’s not.” —Thom Mahler

“People are coming back to the office, but there’s not anywhere near the expenditures there used to be on things like restaurants and retail. So, we need to bolster that market with residential and tourism.”

Mahler also says vacancy rates aren’t getting any better, especially in older class buildings, which are seeing their values go down. High downtown office vacancy means low downtown property values, which creates property tax burdens to residential and commercial properties outside the core. The incentive program is part of

the city’s effort to stop that shift.

“We need to find new uses for those buildings because as vacant office buildings they have little to no value in some cases,” says Mahler. “Over time, we’re looking to restore the overall total property value in the downtown core and this is a piece; it’s not the only piece.”

When the program opened last fall, there were 13 applications. From that, the city worked with 11 of them — each on their own timeframe — and five projects have been approved so far.

“The other thing that’s great about these projects is you get units on the ground way faster than new construction, and the price points are better for rents,” says Mahler.

“The program itself is really designed around the city’s contribution, which makes up that cost differential between what’s market-viable and what’s not. The developer is still putting in a significant amount of their own private equity into these projects.”

Palliser One, owned by Aspen Properties just east of the Calgary Tower, is one of the program’s beneficiaries, as the

developer intends to convert about 200,000 sq. ft. of office space into 176 apartments, featuring a mix of one and two bedrooms.

“The incentive program is critical to making this work,” says Greg Guatto, president and CEO of Aspen Properties. “I can tell you we wouldn’t be doing this if it weren’t for the incentive program with the City of Calgary because the returns are not there otherwise. It wouldn’t make economic sense to do this without the incentive program given the scale of the additional investment required by us.” ■

REVITALIZING DOWNTOWN

Peoplefirst Developments and Cairo Development are creating a vibrant, affordable and sustainably constructed office-to-residential conversion in Calgary's core

Converting office spaces to residential is more than a solution for empty space; it's a way to think differently about the community real estate serves. This people-focused approach is what Maxim Olshevsky, managing director of Peoplefirst Developments and Ash Mahmoud, president of Cairo Development, are bringing to their new project: the conversion of The Cornerstone office building on 909 5th Ave. S.W. Together, Cairo and Peoplefirst will

transform over 100,000 sq. ft. of office space into 112 residential units by 2023.

"The intention is to think about the community first and place something there that the community needs," says Olshevsky. "Too often, real estate developments are focused on the pro forma, but not on what it brings to the people in the surrounding area."

Downtown is the hub of Calgary's culture and economy, so ensuring the core is vibrant and healthy benefits the entire city. Olshevsky and Mahmoud believe building downtown spaces with a community-first focus creates opportunities for everyone to thrive, including families and local businesses. The conversion will feature two- and three-bedroom units, perfect for families along with dynamic retail and co-working spaces. The energy-efficient expertise Cairo Development brings to the

project is also part of a shared goal to create environmentally feasible buildings that will benefit communities well into the future.

"Every conversion is going to make a huge difference within downtown, especially with the density it creates and the benefits on the infrastructure and the community. So, we're happy to contribute to that," says Mahmoud. ●

To learn more about the Downtown Calgary Development Incentive Program, visit calgary.ca/development/downtown-incentive



Affordability, Vibrancy & Sustainability

IN DOWNTOWN CALGARY

Through returning people and vitality to the centre of Calgary, while creating buildings that will remain ecologically viable well into the future, we are transforming Calgary's Downtown Core into a space that is, once again, filled with people—and an abundance of opportunities.

IN PARTNERSHIP



OFFICE-TO-RESIDENTIAL CONVERSION

The Cornerstone
909 5th Ave SW, Calgary AB



A CHANGING INDUSTRY

How property management has progressed and how the industry is adapting to these changes

With more than 7.5 million Baby Boomers planning to retire in the coming years and more technology platforms moving into real estate dealings, there's a new shift coming to the world and the role of property managers.

This isn't the first time property management has had to pivot to keep up with technology trends and advancements. In fact, property management has always been a constantly

shifting profession that requires continuous education, adaptability and ever-expanding roles in day-to-day property operations. A hundred years ago, property managers were seen more as "caretakers" who collected rent, paid necessary bills and acted as liaisons between tenants and building owners. But, when the Institute of Real Estate Management was founded in 1934, it set up professional standards for modern-day property managers. These standards helped create affordable

housing and improved living conditions for tenants, and trained property management professionals to support building owners in daily maintenance.

Today, between the ongoing pandemic and rapidly growing technology world, the role of property management is more important than ever. "There's a lot of disruptors in our industry right now," says Dave Sylvester, senior manager, portfolio engineering at Oxford Properties Group. "There are technology

"Customers want to know they're in an energy-efficient building. Customers are starting to look at their property manager's technology when making these big leasing decisions." —Dave Sylvester

companies popping up everywhere with different ways to do things; COVID was a huge disruptor, and customers are starting to have higher expectations."

Of those expectations, technology is a leading influencer. A couple of decades ago, cloud-based storage and virtual data management were futuristic concepts. Today, they are more common in the real estate world thanks to customer expectations and more complex building management. Modern property management companies need to be more diverse, offering management, development, sustainability and investment opportunities for their clients. "We get to maintain a lot so the tenants can walk in and not think about a single thing," says Tanya Befus, property manager at Cadillac Fairview, who looks after 2.4 million square feet of office property in downtown Calgary. Where once pen and paper might have been enough, relying on technology for mass data management or cloud-storage solutions is a must.

The Millennial influence

While current property managers are learning to navigate these technological changes and benefits, there's a new generation entering the workforce that has grown up connected to technology: Millennials.

Millennials, those born between 1981 to 1996, are expected to make up 75 per cent of the workforce in Canada by 2028. A generation defined as "digital natives," their influence pushes forward technology's presence, as well as the role of building managers, bringing unique opportunities for both generations.

"Real estate is an interesting industry right now because we're in the business of placemaking," says Graham Halsall, director of sustainability and risk management at ONE Properties. "With Baby Boomers planning to retire in the coming



years, there is a tremendous opportunity gap emerging. And, by that, I mean younger demographics will have access to roles and responsibilities that may not have existed a decade ago."

In particular, there is a growing focus on responsibilities toward building innovation and optimization. For new construction projects, Halsall says, it's seeking ways to reduce energy, water and resources through design and low-impact, high-performance materials. Existing buildings are now relying on property-focused software to leverage and sort through massive amounts of data. Similar to the data doctors use to measure

"They've experienced a world from eyes we haven't been able to see through, but it's also on that new generation to be open to the life experience of other people who have been in the industry for longer." —Tanya Befus

heart rates, blood pressure and overall health, building data shows energy-efficiency, expenses and operational efficiency, which can then be consolidated to boost savings, cut costs and create greener buildings. Even incorporating pollinator health with on-site beehives and adding electric vehicle-charger networks are being explored to support communities. "Innovation and optimization intersect when we tackle projects before we're asked to," says Halsall.

ESG (Environmental, Social and Governance) considerations, Sylvester says, are another hot topic for owners and tenants when it comes to their buildings, homes and workspaces. "Customers want to know they're in an energy-efficient building. Customers are starting to look at their property manager's technology when making these big leasing decisions," says Sylvester.

That shift in energy efficiency has



"With Baby Boomers planning to retire in the coming years, there is a tremendous opportunity gap emerging. And, by that, I mean younger demographics will have access to roles and responsibilities that may not have existed a decade ago." —Graham Halsall

already been accelerated thanks to internet access, making sustainability reporting and disclosures more available to the public. Energy-efficiency in tech is already seeping into homes and buildings with smart thermostats, Amazon Alexa and Google systems for voice-activated commands, automated control systems for lights, heating and cooling and apps for nearly every other need and service.

Bridging the generations

For current and new property managers, there are new opportunities, responsibilities and roles in this technology and sustainable forward push. But, despite Baby Boomers looking to retire, it's not an "out with the old, in with the new" approach to the future of property management, but a look at how the two generations can work together and



better complement each other.

"No matter what generation we are going through, we always have so much to learn from the generation coming up," says Befus. "They've experienced a world from eyes we haven't been

able to see through, but it's also on that new generation to be open to the life experience of other people who have been in the industry for longer."

Ongoing education and an openness to learn are some of the founding qualities of a property manager. If we engage each generation with a succession-based mindset, the results could be promising. This is why Halsall says there is a unique opportunity for the two generations to succeed.

"Baby Boomers are known for being productive team players who like their value and knowledge to be seen and recognized at work," he says. "Millennials want careers with purpose, and they value being mentored. So, if we engage each generation with a succession-based mindset, the results could be promising. And, with ever-evolving technology considerations, the young crowd will likely have an onus to educate their (older) career mentors." ■

WORKING TOGETHER

Co-working spaces aim to bring employees together in innovative ways

Calgary is experiencing exponential growth these days in co-working spaces, and the trend has now taken off as well for co-warehousing.

More and more real estate, from office to industrial, is being created throughout the city to meet this growing demand for accessible shared space where many different businesses set up shop under one roof.

Alex Putici, member and founder of Work Nicer Coworking, says the pandemic taught the rest of the world what Work Nicer members already knew.

"We're not meant to be cooped up at home

location is about 30,000 square feet, and the smallest is about 6,000 sq. ft. All businesses and members have 24/7 access to all Work Nicer "outposts," as they're referred to by the company. There are around 400 different businesses, representing about 1,300 members.

Jason Kopchia, senior associate with Avison Young in Calgary, says the Calgary office market has seen growth in the co-working space.

"A key term right now in the co-working space is the hybrid workplace," he says. "Through the pandemic, a lot of these co-working providers were taking advantage of membership programs where they would allow for [Microsoft] Teams meetings or Zoom

incubate these groups or provide them these solutions while maybe they're re-evaluating their real estate requirements or it's their first entrance in the Calgary market and they're growing and they may end up taking traditional space," he says.

Dominik Hubaczek, senior director, real estate management at Oxford Properties, says his company has an in-house co-working concept it developed in 2018 called OxWorx as a flexible working space for tenants. Today, the idea is in two of Oxford's downtown Calgary properties — Bow Valley Square and Millennium Tower.

"At present, we're at about 27,000 sq. ft. between the two," explains Hubaczek. "We have two floors at Bow Valley Square and one partial floor at Millennium Tower.

"The tenants in general, and this was even pre-pandemic, but certainly accelerated as we're coming out of the pandemic, are looking for shorter, more flexible lease terms, and they're also looking for lower upfront capital costs to their space. So, co-working or flexible premises definitely resonate with a lot of the companies we're attracting there."

He says, overall, flexible, co-working space only takes up about 1.5 per cent of the downtown core, but it's another option for growing companies and not a means to resolving the city's elevated office vacancy.

"We anticipated OxWorx to cater to start-ups when we envisioned it, but found it secured a number of prominent, global companies. We actually attracted well-established companies that were either needing some sort of project space or they were broadening an office expansion into Calgary and just

"Fundamentally, this is a place where people connect with a community of other people who are doing a lot of the same stuff." —Alex Putici

alone," says Putici. "Fundamentally, this is a place where people connect with a community of other people who are doing a lot of the same stuff — whether they're in the same industry, whether they're entrepreneurs or not. Somewhere to connect, work through the struggles and celebrate the victories.

"Our members, no matter who you are, get unlimited access to everything you need to run your business and connect with your community. We've got coffee, internet, furniture, meeting rooms, printing and beer on tap. We do tonnes of events for all the members. It's a toolbox. You use it how you need to. Our job is to make sure the tools are there."

Work Nicer, which began in 2015, has four locations in Calgary and one in Edmonton, with a second opening this fall. The biggest

meetings to take place in their office.

"So, if you were looking just for a space to come in, that one office, and you needed it on a weekly basis, that's where they had a lot of their members and their activity. Now that we're kind of coming out of the pandemic, we're seeing more groups obviously coming back to the office part-time, whether that's a few days a week or more permanently. That's been driving the growth."

Kopchia says there are many creative landlords in the Calgary market providing co-working environments. They've expanded their amenities and service offerings to attract tenants, and some of them may be considering a traditional office space or a co-working space.

"There's synergies there, and ability to



Work Nicer Coworking facilities in Calgary include common areas at the Roxbury (1); intimate, home-like settings at The Rail Yards near Inglewood (2); and the Red Mile location on 17th Ave. (3). OxWorx facilities at Bow Valley Square (4) and a view of the patio deck area (5) and games room (6). TradeSpace has common areas (7), as well as individual offices (8) and warehouse facilities (9) at its three locations on Blackfoot Trail, Standen's and northeast Calgary.

needed a sales team or something of that nature," Hubaczek says, adding OxWorx has about 30 per cent technology companies, 30 per cent energy companies, about 15 per cent for consulting and 15 per cent for financial.

TradeSpace, founded by Jordan Tetreau and Daniel Delgado in 2018, not only offers co-working office space, but co-warehousing

as well in Calgary. The flexibility of the space is appealing to businesses, as well as the support being offered at the locations.

"We've adapted the co-working model to a warehouse environment, and we created a space that allows trade contractors and e-commerce businesses and light-manufacturers to be able to work from the space and

"We've adapted the co-working model to a warehouse environment, and we created a space that allows trade contractors and e-commerce businesses and light-manufacturers to be able to work from the space and treat it as their own business location and also collaborate with like-minded people in a community." —Jordan Tetreau

treat it as their own business location and also collaborate with like-minded people in a community," says Tetreau.

Delgado says the company has three warehouses, each one having an office component and common amenities. The warehouses have a common area for shipping and receiving. Companies each have their private space within the warehouse.

In total, there is approximately 140,000 sq. ft. between the three buildings. TradeSpace leases out the space, then rents it out to businesses.

"Our goal is to expand across Canada, and it's important to us to build a really solid foundation with our core management team in Calgary first before we expand," says Tetreau. "But, right now, we've been looking at properties in Winnipeg and Edmonton to be our potential next moves." ■



MODERNIZING CALGARY'S BUILDINGS

From technology and amenities to beehives and food trucks, commercial real estate continues to evolve

Everyone is upping their games. Developers and builders are incorporating all kinds of innovative and modern features, from indoor food trucks and rooftop beehives to energy-saving, double-skinned façades and Indigenous-inspired landscapes.

The 28-storey Ampersand towers, for example, provide 1.1 million square feet of space between three buildings housing a conference centre, fitness facility and a tenant lounge. And, one of the most unique features is the addition of indoor food trucks.

"We asked ourselves, our employees, our business associates and our tenants simple questions such as, 'What are you looking for in your day-to-day life that we can incorporate?' and, 'What activity can you do with your team

in the building where you can connect and chat, while doing something other than sitting in a meeting room?'" says Rob Blackwell, chief operating officer with Aspen Properties. "That's where amenities like our golf/sports simulator come in. You can do a fun activity without the need to have a shower afterwards and still be in a relaxed environment to chat with your team or client. The basketball court is similar. You can just go down and shoot hoops without it being too competitive or without needing to go through the extra step of showering and changing."

Aspen Properties purchased The Ampersand in late 2018 and promptly renovated the first and second floors to showcase a 50,000-sq.-ft. lobby that has become a hotspot for special events and corporate functions.

"There's nothing in our building that you can't find elsewhere, but we haven't found another complex that has put it all under the same roof," says Blackwell. "The innovation was having the conviction that companies will be attracted to a building like this. Luckily for us, there are lots of companies out there that want to improve their culture by using our real estate as a tool to do that. That is really the task we gave ourselves, to help companies attract the best talent by providing a beautiful, amenity-filled complex where employees look forward to coming to work."

Attention to sustainability details also captures the interest of potential tenants in the city.

"We believe in providing our tenants with best-in-class operations and amenities, so they

can enjoy healthier spaces. This aligns with our commitment to be a responsible company,” says Jamie Gray-Donald, senior vice-president of sustainability and EHS at QuadReal Property Group.

At QuadReal’s Jamieson Place, for example, there are two beehives installed on the building’s rooftop. Urban beekeeping has emerged as a strategy to combat the decline in domestic honey bee colony numbers in North America, as bees pollinate about one-third of the world’s food supply. Thousands of bees in the Jamieson Place rooftop hives pollinate the city’s flora during the summer, and, at the end of the season, the honey is harvested and shared with the community. During winter months, the hives are covered for hibernation.

Making the best use of often-overlooked spaces in a project is also a priority in innovative developments.

Traditional Knowledge Keepers — those who are trusted, respected and valued in the communities they serve — assisted in the planning of the landscape at MacKimmie Tower, for example, to incorporate edible and medicinal plants. The MacKimmie Tower redevelopment also included the construction of a 150-cubic metre water-reuse



From top: food trucks and beehives are two of the modern building amenities aimed at luring in new tenants and being more environmentally friendly, while the University of Calgary’s MacKimmie Tower has received a new outer façade that responds to changing weather to be more energy-efficient.

system on the basement level. Rainwater and runoff from natural cooling systems in the building are collected in the underground cistern. The water is filtered and reused for flushing toilets and urinals throughout the complex.

The 16-storey tower’s double-skin façade responds to changing weather each day and through the seasons, requiring less energy to keep the building at a comfortable temperature. Automated windows and blinds allow for natural ventilation, as well as passive heating and cooling. “On a sunny, minus 20-degree day in Calgary, we can use that natural light to generate heat,” says Boris Dragicevic, associate vice-president of facilities development at the University of Calgary. “The people using the space are always in control, though. We can make buildings as efficient and technologically advanced as we like, but if no one is happy or shows up to work, it doesn’t matter.”

As the city seems to be rapidly shifting into post-pandemic recovery mode, developers, building owners and managers are determined not to be left behind. And, in a city where

cold winter weather lasts six months or more, indoor food trucks may just be the innovation of the year.



‘Pedesting’ Calgary’s Built Environment

by Derek Clouthier

A NEW APP IS BEING DEVELOPED to help all pedestrians, especially those with disabilities, more easily navigate Calgary’s indoor and outdoor pedestrian network. Named Pedesting, the app is the brainchild of co-founders Nabeel Ramji and Erin Shilliday and will help identify barriers to mobility and provide accessible routes for people with disabilities.

“What matters to us is that the built environment is not a barrier to access, but rather a place where we can all partake in the city’s bounty,” says Ramji. “To ‘pedest’ is to be equal and be represented in society.”

Upon learning how buildings are constructed with only pedestrians and vehicles in mind, with no mention of those using assistive devices like wheelchairs, Ramji and Shilliday saw the need for such an app.

The app is being developed with the assistance of software-development company Micro Engineering Technology Inc. (METI). It will acquire data in the form of base maps from map-making software developed by Environmental Systems Research Institute (ESRI), a geographic information systems software supplier. The City of Calgary and real estate owners will have their data integrated into the app. The general public can also play a role in the app’s continued development by encouraging their favourite coffee shops, restaurants and tourist locations to contribute navigation information to the app as a way to “uplift their own city.”

The Pedesting app will be available for free in the Google Play and Apple Store in the spring of 2023. ■

EVEN SMALL ADVANCES IN TECHNOLOGY can have big impacts on the commercial real estate landscape. According to commercial real estate professionals, apps are far and away the technology that has had the biggest impact on user experience.

“We launched an app a couple of years ago that we constructed over two years

to suit the needs of our business,” says Rob Blackwell, chief operating officer, Aspen Properties. “It allows users to book the amenities, input service requests and chat with members of our property management team. Those direct connections to our property manage-



ment team allow us to hear first-hand how our customers use our spaces and how we can make them better.”

Virtual showings and online rental payments also deserve honourable mentions for making life easier for tenants and property managers. ■

Downtown: The story for Calgary's downtown market has taken a more positive spin as of late, something that is likely to continue in the near term. With leasing activity increasing, along with positive absorption and dropping vacancy rates for prime office properties, signs of the return to downtown are evident.

ABSORPTION:

197,917 square feet

Amount of positive absorption in Q1 2022, which was the most significant absorption seen since Q4 2019.

LEASE MARKET:

Average headlease asking rents:



\$27/sf • Class AA
\$15.50/sf • Class A
\$9.50/sf • Class B
\$4.50/sf • Class C

LEASING ACTIVITY BY INDUSTRY:

Based off Avison Young (AY) activity for January and February 2022.



51% Energy

Preliminary numbers for April and May show the majority of activity attributed to the energy sector.



12% Health Care



20% Other Categories

OFFICE SPACE CONVERSIONS TO RESIDENTIAL:

The first three buildings to benefit from the Downtown Calgary Development Incentive Program designated to convert to residential use will result in a reduction of approximately 414,000 square feet of overall office inventory.



→ approx. reduction of 414,000 sf office space

KEY DRIVERS:

1

CLASS AA BUILDINGS: Class AA buildings in the downtown core have been the main driver of overall absorption.

2

DEMAND (Coming off COVID-19 restrictions): Calgary is currently second among Canadian cities for downtown foot traffic relative to pre-pandemic levels according to AY's vitality index.

3

ECONOMIC OUTLOOK: "Price inflation and rising interest rates will continue as economic headwinds throughout the year. While Calgary's energy sector is currently benefitting from the rise in crude oil prices, the story of recovery this time around will be the city's ability to diversify its local economy." - Ben Tatterton

Beltline: Despite relatively attractive rental rates and availability, the office market in the Beltline remains challenged, as the focus for tenants is migrating to the downtown core.

ABSORPTION:

⊖ 28,946
square feet

Negative absorption of -28,946 square feet. Activity has been mainly concentrated in the downtown core.

LEASE MARKET:

Average asking rents:



\$20/sf

\$12/sf

\$7/sf

• Class A

• Class B

• Class C

LEASING ACTIVITY BY INDUSTRY:

Based off Avison Young (AY) activity for January and February 2022.



51% Energy



12% Health Care



20% Other Categories

OFFICE SPACE CONVERSIONS TO RESIDENTIAL:

The Beltline has a number of purpose-built rental residential projects underway.

KEY DRIVERS:

1

DEMAND (Coming off COVID-19 restrictions): Calgary is currently second among Canadian cities for downtown foot traffic relative to pre-pandemic levels according to AY's vitality index.

2

ECONOMIC OUTLOOK: "Notable activity has occurred outside the traditional oil & gas sector from likes of different sectors such as tech, logistics, food and beverage and film and television." - Ben Tatterton

FUTURE OFFICE SPACE:

All under construction and proposed office space is currently occurring in suburban markets. With office vacancy where it is, there is not a lot of office development activity in the Beltline.

Industrial: Industrial activity is pushing record levels. Investment for the region for this asset class in 2021 totalled 160 transactions worth \$716 million in value. The fundamentals for Calgary's industrial market, such as its location as a prime centre for logistics and the abundance of development land, remain attractive to investors.

ABSORPTION:

1.2M square feet

Amount of positive absorption in Q4 2021.

LEASE MARKET:

There is upward pressure on rents due to strong demand. Asking rates are currently at an average of \$10.51 per square foot city-wide.



\$10.51/sf
city-wide average

FUTURE OFFICE SPACE:

5.6M square feet

Amount of industrial space under construction (as of Q4 2021).

4.6M square feet

Amount of additional industrial space in proposed/planning stage.

**KEY DRIVERS:**

1

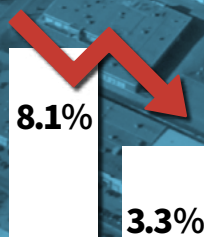
DEMAND
(Coming off COVID-19 restrictions): Industrial demand was less affected by the pandemic, as much of the activity fell under the essential services designation. Demand has only continued to rise as restrictions ease.

2

ECONOMIC OUTLOOK: The industrial market is currently very robust. This is due to the trend of e-commerce growth, resulting in high demand for well-situated warehouse and fulfilment centres to provide easy delivery to meet the growing demands of urban populations.

3

VACANCY RATE:
The market has seen a sharp drop in industrial vacancy from 8.1% to 3.3% as a result.



Suburban: CBRE expects 2022 to finish with positive absorption for the year, although a few potential relocations downtown could make for relatively flat or even negative quarters in the second half. Higher-quality real estate stands to experience further positive absorption. Classes B and C could still struggle as occupiers look to upgrade.

ABSORPTION:

YTD 2022:

319,000
square feet

Vacancy Rate
(Q2 2022):

24.6%

LEASE MARKET:

Suburban Office Inventory:



26,008,655
square feet

LEASING ACTIVITY BY INDUSTRY:

54.1%
Business Service



16.5%
Energy



7.1%
Education



7.9%
Creative Industries



14.4%
Other

FUTURE OFFICE SPACE

(what is currently being
constructed):

Uxborough Medical
Centre: 118,000 sq. ft.

COST OF SPACE IN EACH CITY SECTOR:
Submarket Averages (per sf)

South Central:

\$15.39

South:

\$16.49

Northeast:

\$13.12

Northwest:

\$18.45

Overall:

\$14.77

KEY DRIVERS:

1

CLASS A BUILDINGS: Class A buildings have accounted for 351,000 sq. ft. of positive net absorption in 2022 year-to-date, while the remaining classes accounted for 33,000 sq. ft. of negative net absorption.

2

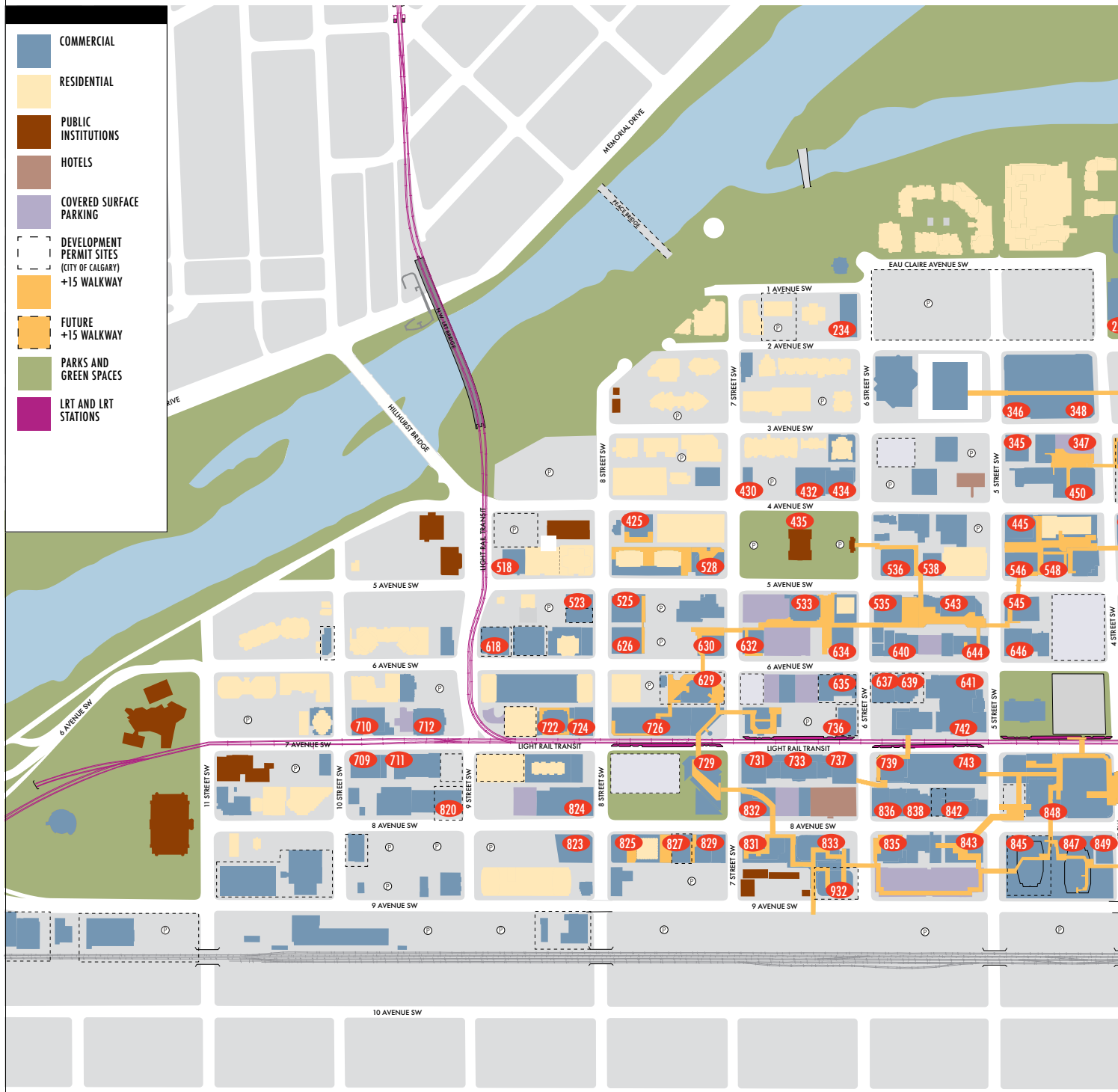
DEMAND (Coming off COVID-19 restrictions): Activity due to both changing needs and deferred decisions during the pandemic has increased in 2022.



Above: An artist rendering of the Uxborough Medical Centre in University Heights, scheduled for Phase 1 completion in 2024.

Calgary Building Listings and Maps

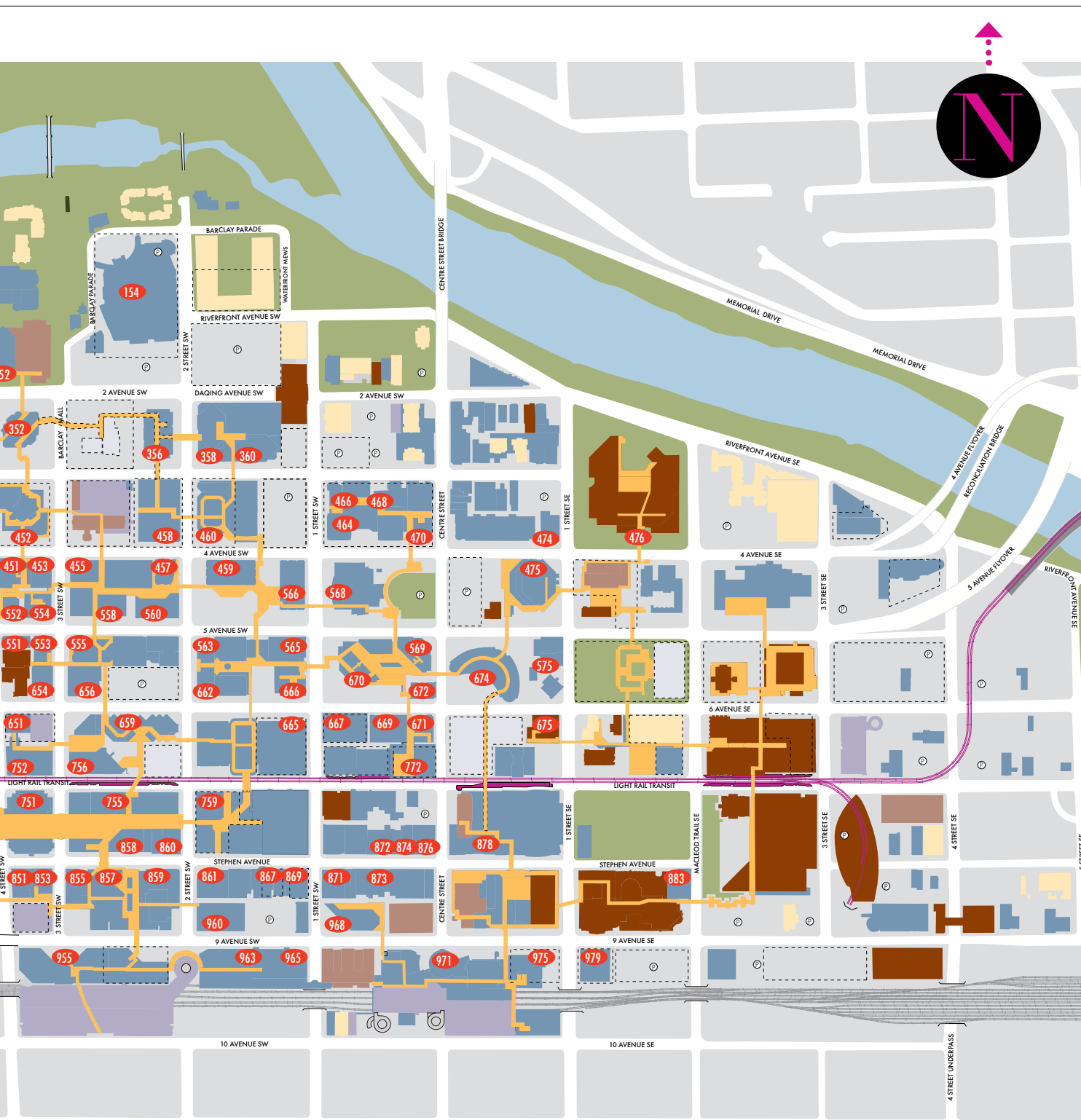
DOWNTOWN



DOWNTOWN

Buildings listed in **bold** have been certified through BOMA BEST, the leading environmental certification program for commercial buildings. See www.bomabest.com for updates

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
154	Eau Claire Market	200 Barclay Parade SW	eric.horne@avisonyoung.com / jason.kopchia@avisonyoung.com /403-232-4339	25,000	12,500	12,500	17	2	1993
234	Joe Phillips Building	101 6 St SW	dmolina@pbaland.com /403-777-2712	25,959	0	12,980	21	2	1912/2001
252	Millennium Tower	440 2 Ave SW	adundas@oxfordproperties.com /403-206-6400	436,304	20,883	19,600	272	23	2000
345	Eau Claire Place I	525 3 Ave SW	dpayne@triovest.com /403-209-3492	75,443	0	10,778	41	7	1979/98
346	Centennial Place W	250 5 St SW	adundas@oxfordproperties.com /403-206-6400	457,451	6,281	23,000	265	23	2010



MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
347	Eau Claire Place II	521 3 Ave SW	dpayne@triovest.com/403-209-3492	139,730	0	9,401	87	17	1980
348	Centennial Place E	520 3 Ave SW	adundas@oxfordproperties.com/403-206-6400	779,703	1,669	21,885	528	40	2010
352	Devon Tower	400 3 Ave SW	adundas@oxfordproperties.com/403-206-6400	818,815	14,255	19,500	425	46	1988
356	Calgary City Centre Phase 1	215 2 St SW	peter.stack@cadillacfairview.com/403-571-2532	829,651	21,549	24,462	632	36	2016
358	Livingston Place W Tower	250 2 St SW	bill.richards@quadreal.com/403-202-7375	424,222	5,895	22,000	252	22	2008

DOWNTOWN

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
360	Livingston Place S Tower	222 3 Ave SW	bill.richards@quadreal.com/403-202-7375	435,364	5,895	22,000	252	22	2008
425	Canadian Centre	833 4 Ave SW	cbaradoy@artisreit.com/403-705-3573	156,402	0	13,679	89	12	1983
425	Canadian Centre	833 4 Ave SW	cbaradoy@artisreit.com/403-705-3573	156,402		13,679	89	12	1983
430	744	744 4 Ave SW	eric.horne@avisonyoung.com/403-232-4339	53,228	1,263	7,054	2	11	1982
432	Alberta Infrastructure	710 4 Ave SW	aly.lalani@colliers.com/403-298-0410	41,434	-	13,811	-	3	1979/2002
434	McFarlane Tower	700 4 Ave SW	aly.lalani@colliers.com/403-298-0410	206,692	2,630	12,351	158	19	1979
435	McDougall Centre	455 6 St SW		51,805	0	10,850	33	6	1907/1986
445	Selkirk House	555 4 Ave SW	Dorota.Ciaciura@bgis.com/403-205-7436	223,401	2,991	11,149	58	23	1979/1990
450	Altius Centre	500 4 Ave SW	Geoff.Christie@choicereit.ca/403-235-3443	334,515	-	11,072	292	32	1973/1991
451	Fourth & Fourth	435 4 Ave SW	aly.lalani@colliers.com/403-298-0410	88,738	24,257	12,896	84	7	1978
452	Shell Centre	400 4 Ave SW	peter.stack@cadillacfairview.com/403-571-2532	682,024	30,091	20,667	82	33	1977
453	Northland Place	407 3 St SW	APL@aspenproperties.ca/403-216-2660	25,100	8,168	11,500	92	3	1996
455	Calgary Place II	355 4 Ave SW	Geoff.Christie@choicereit.ca/403-235-3443	221,991	-	12,400	138	23	1969/2006
457	Canada Place	407 2 St SW	dpayne@triovest.com/403-209-3492	196,768	3,066	11,559	0	18	1975
458	Jamieson Place	308 4 Ave SW	bill.richards@quadreal.com/403-202-7375	810,630	31,408	23,400	495	38	2010
459	Fifth Avenue Place W Tower	237 4 Ave SW	ryan.handley@brookfieldproperties.com/403-770-7122	707,373	48,273	24,200	791	35	1981/2016
460	240FOURTH	240 4 Ave SW	bill.richards@quadreal.com/403-202-7375	646,446	4,911	23,500	227	31	2019/2020
464	The Ampersand - West Tower	144 4 Ave SW	glacombe@aspenproperties.ca/403.473.6790	338,319	4,436	12,175	182	28	1981/2020
466	The Ampersand - North Tower	140 4 Ave SW	glacombe@aspenproperties.ca/403.473.6790	333,550	2,804	12,741	181	28	1982/2020
468	The Ampersand - East Tower	112 4 Ave SW	glacombe@aspenproperties.ca/403.473.6790	458,842	8,836	16,836	280	28	1984/2020
470	Asia Pacific Center	100 4 Ave SW	dcouprie@bowriverleasing.com/403-852-4448	98,000	-	-	47	10	80/16/21
470	Asia Pacific Centre	100 4 Ave SW		92,500	16,000	9,336	49	10	1980
474	First Street Plaza	138 4 Ave SE		72,107	1,881	9,013	44	8	1981
475	First Tower	411 1 St SE	Warren.LibertScott@am.jll.com/Leslie.lis@jll.com/403-456-2207	703,193	12,745	26,500	-	27	82/20/21
476	Harry Hays Building	220 4 Ave SE	asarvis@mlpm.ca/403-532-6501	480,544	388	64,584	298	8	1978
518	Place 926	926 5 Ave SW	eric.horne@avisonyoung.com/jason.kopchia@avisonyoung.com/403-232-4339	85,429	4,432	7,908	57	10	-
521	Stock Exchange Tower	300 5 Ave SW	andrew.baird@gwlra.com/403-777-4294	404,543	16,174	13,500	112	31	1978 / 1996
522	Prospect Place	505 2 St. SW		121,782	-	-	-	8	1959
523	Lavalin Centre	909 5 Ave SW	sbutt@avenuecommercial.ca/403-802-6767	129,266	6,500	12,510	75	10	1979
525	Atrium I	839 5 Ave SW	aly.lalani@colliers.com/403-298-0410	110,616	10,940	14,239	84	8	1978
528	800 5th Ave	800 5 Ave SW	warren.hedges@colliers.com/london.king@colliers.com	238,640	0	12,250	-	22	1983
531	Calgary Place - Retail	414 3 Street SW	Geoff.Christie@choicereit.ca/403-235-3443	-	77,928	-	-	2	1926/2006
533	715 5 Avenue SW	715 5 Ave SW	glenn.simpson@avisonyoung.com/403-232-4329	399,563	7,517	12,600	391	32	1974/2020
535	639 5 Avenue SW	639 5 Ave SW	wjephcott@northamrealty.com/(416)977-7151	281,851	8,268	12,000	87	25	1969/1996
536	640 Fifth Avenue SW	640 5 Ave SW	scott.haffner@bentallgreenoak.com/403-703-8401	250,275	2,322	17,702	102	15	1980/2011
538	622 5th	622 5 Ave SW	lsuba@scoutrealestate.ca/403-850-4248	42,760	0	8,264	30	5	1980
543	Fifth and Fifth	605 5 Ave SW	andrew.baird@gwlra.com/403-777-4294	495,358	16,003	15,327	245	34	1979 / 2008
545	Five Ten Fifth	510 5 Ave SW	aly.lalani@colliers.com/403-298-0410	109,145	6,578	6,410	27	18	1981
546	Aquitaine Tower	540 5 Ave SW	andy.baxter@yalecanada.com/403-571-3129	246,752	0	13,500	88	20	1968
548	520 5 Avenue SW	520 5 Ave SW	ben_oldfield@manulife.com/403-355-3002	192,949	8,904	8,058	53	26	1982
551	441 5 Avenue SW	441 5 Ave SW	aly.lalani@colliers.com/403-298-0410	64,171	3,020	6,328	-	10	1973
552	444 5 Avenue SW	444 5 Ave SW	APL@aspenproperties.ca/403-216-2660	172,250	5,337	8,360	6	23	1972
553	505 3 Street SW	505 3 St SW	spotter@morguard.com/403-266-1695	142,141	0	8,250	48	18	1979
554	Roslyn Building	400 5 Ave SW	aly.lalani@colliers.com/403-298-0410	132,323	21,232	13,886	33	10	1966
555	333 Fifth Avenue	333 5 Ave SW	andy.baxter@yalecanada.com/403-571-3129	241,457	24,551	15,600	115	17	1978
558	Calgary Place I	330 5 Ave SW	Geoff.Christie@choicereit.ca/403-235-3443	308,487	-	12,400	138	29	1968/2006
563	Bow Valley Square 3	255 5 Ave SW	jjonsson@oxfordproperties.com/403-206-6422	373,136	36,321	11,742	756	32	79/11/18
565	Bow Valley Square 2	205 5 Ave SW	jjonsson@oxfordproperties.com/403-206-6422	508,912	21,841	13,790	756	39	74/11/18
566	Fifth Avenue Place E Tower	425 1 St SW	ryan.handley@brookfieldproperties.com/403-770-7122	719,416	48,273	24,200	791	35	1981/2016
568	TransCanada Tower	450 1 St SW	michaelweicker@hrreit.ca/403-920-7922	931,187	18,972	28,669	560	35	2001
569	Suncor Energy Centre E Tower	111 5 Ave SW	ryan.handley@brookfieldproperties.com/403-770-7122	585,662	24,462	21,000	849	32	1983
575	North-West Travellers Bldg	515 1 St SE	ashley.kane@avisonyoung.com/403-571-4252	26,040	-	5,393	-	4	1912/2004
618	Place 9-6	940 6 Ave SW	eric.horne@avisonyoung.com/403-232-4339	157,860	0	14,351	138	11	1983
626	Atrium II	840 6 Ave SW	aly.lalani@colliers.com/403-298-0410	110,190	9,265	14,382	86	8	1979
629	AMEC Place	801 6 Ave SW	andy.baxter@yalecanada.com/403-571-3129	409,460	16,365	15,900	256	28	1982
630	Place 800	800 6 Ave SW	ben_oldfield@manulife.com/403-355-3002	220,090	9,011	12,660	76	17	1978
632	736 SIXTH	736 6 Ave SW	kara_dusseldorp@manulife.com/Ben_Oldfield@manulife.com/403-264-4969	212,302	5,316	9,506	93	22	1981
634	700 Sixth Avenue	700 6 Ave SW	andy.baxter@yalecanada.com/403-571-3129	224,990	10,694	11,000	34	22	1968
635	Britannia	703 6th Ave SW	ashley.kane@avisonyoung.com/403-571-4252	133,212	-	-	-	-	-

DOWNTOWN

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BIDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
635	Britannia Building	703 6 Ave SW	roseleen.bhatti@avisonyoung.com/403-232-4325	133,803	0	15,324	49	9	58/95/16
640	Bradie Building	630 6 Ave SW	aborle@estancia.ca/403-750-2220	92,430	0	7,110	68	15	1965/1975
641	Calgary Court Centre N Tower	601 6 Ave SW		580,900	0	20,000	150	25	2007
644	Petex Building	600 6 Ave SW	ajones@barclaystreet.com/403-290-0178	122,189	7,302	12,000	25	11	1964
646	Calgary House	550 6 Ave SW	kara_dusseldorp@manulife.com/Ben_Oldfield@manulife.com/403-264-4969	169,736	7,005	14,909	69	11	1966
651	606 4 Street SW	606 4 St SW	warren.libertscott@jll.com/drek.wiens@jll.com/403-456-2207	125,000	0	9,980	-	15	69/98/16
654	404 6 Avenue	404 6 Ave SW	gcondon@icmgroup.ca/403-256-5350	83,833	0	12,000	0	7	1970/2017
656	Centrium Place	332 6 Ave SW	dpayne@triovest.com/403-209-3492	223,767	3,813	16,920	72	15	2007
659	Intact Place	311/321 6 Ave SW	bill.richards@quadreal.com/403-202-7375	464,757	25,313	13,757	189	18	1980
662	Bow Valley Square 4	250 6 Ave SW	jjonsson@oxfordproperties.com/403-206-6422	442,113	29,188	11,735	756	37	81/11/18
665	Brookfield Place Calgary	225 6 Ave SW	ryan.handley@brookfieldproperties.com/403-770-7122	1,400,000	34,400	27,500	550	56	2017
666	Bow Valley Square 1	202 6 Ave SW	jjonsson@oxfordproperties.com/403-206-6422	143,553	8,736	9,662	756	17	72/11/18
667	Lougheed Building	604 1 St SW		94,877	21,265	6,819	0	6	1911/2006
669	Telephone Building	119 6 Ave SW	svonvegessack@alliedreit.com/587-779-6154	84,410	0	14,660	28	4	1911/2005
670	Suncor Energy Ctr W Tower	150 6 Ave SW	ryan.handley@brookfieldproperties.com/403-770-7122	1,121,618	24,462	22,600	849	52	1983
671	Hanover Place	101 6 Ave SW	eric.horne@avisonyoung.com/403-232-4339	238,823	4,435	10,280	53	25	1982
672	Oddfellows Building	100 6 Ave SW	svonvegessack@alliedreit.com/587-779-6154	35,927	0	6,337	0	3	1912/2005
675	Andrew Davidson Building	133 6 Ave SE		160,000	0	12,500	54	13	1976
709	1035 7th AVE SW	1035 7 Ave SW	ashley.kane@avisonyoung.com	75,420	-	-	-	-	-
709	1035 7th	1035 7 Ave SW	aly.lalani@colliers.com/403-298-0410	75,378	-	12,940	59	6	1979/2002
710	Parallel Centre	1040 7 Ave SW	eric.horne@avisonyoung.com/jason.kopchia@avisonyoung.com/403-232-4339	81,094	15,846	13,516	43	6	1979
711	1023 7 Avenue SW	1023 7 Ave SW	jim@fceproperties.ca/403-350-9696	21,500	700	4,300	13	5	1982
712	Plaza 1000	1000 7 Ave SW	dcarleton@riverparkproperties.ca/403-253-0600	160,033	2,420	16,453	244	10	2003
722	Northland Building	910 7 Ave SW	aly.lalani@colliers.com/403-298-0410	149,258	20,295	10,602	131	15	1982
724	Dominion Centre	665 8 Ave SW	aly.lalani@colliers.com/403-298-0410	98,456	-	9,338	49	11	1980
726	840 7th Avenue SW	840 7 Ave SW	aly.lalani@colliers.com/403-298-0410	286,074	22,758	14,447	224	21	1979/2001
729	801 7th Avenue SW	801 7 Ave SW	mbrody@century-west.com	615,000	17,000	18,000	343	37	82/00/15

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MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
731	Guinness House	727 7 Ave SW	aborle@estancia.ca/403-750-2220	128,511	9,069	10,900	92	15	1964
733	Elveden House	717 7 Ave SW	aborle@estancia.ca/403-750-2220	172,140	14,798	7,800	43	20	1961
736	Sierra Place	706 7 Ave SW		92,108	0	9,295	63	10	58/95/16
737	Iveagh House	707 7 Ave SW	aborle@estancia.ca/403-750-2220	147,879	8,690	10,800	23	14	1962
739	Encor Place	645 7 Ave SW	peter.stack@cadillacfairview.com/403-571-2532	359,024	970	12,380	109	29	1988
742	Calgary Court Ctr S Tower	600 7 Ave SW		483,500	0	23,800	150	21	2007
743	707 Fifth	707 5 St SW	ben_oldfield@manulife.com/403-355-3002	607,440	6,754	21,500	400	27	2017
751	TD Canada Trust Tower	421 7 Ave SW		617,346	135,931	18,500	300	40	1991
752	444 - Seventh	444 7 Ave SW	warren.libertscott@jll.com/drek.wiens@jll.com/403-456-2207	245,000	-	26,314	-	10	63/00/16
755	TD Dome Tower	333 7 Ave SW	dan.lannon@colliers.com	399,800	0	14,300	-	33	1976
756	First Canadian Centre	350 7 Ave SW	andrew.baird@gwlr.com/403-777-4294	510,709	0	13,000	192	41	1982
759	Stephen Avenue Place	700 2 St SW	aly.lalani@colliers.com/403-298-0410	603,340	87,798	14,829	84	42	1976
771	Life Plaza	734 7 Ave SW	aly.lalani@colliers.com/403-298-0410	237,953	-	14,571	-	18	1980
772	Telus Sky	685 Centre St SW		444,000	13,580	16,285	0	-	2017
811	Ten Ten Building	1010 - 8 Avenue SW	alexi.olcheski@avisonyoung.com/403-232-4332	24,768	-	11,250	10	4	1980
820	1000 8 Avenue SW	1000 8 Ave SW	dpayne@triovest.com/403-209-3492	41,930	4,318	8,500	36	5	1980
823	8West	903 8 Ave SW	ben_oldfield@manulife.com/403-355-3002	138,442	9,138	14,688	43	10	2008
824	U of C Downtown Campus	906 8 Ave SW		127,000	0	17,750	324	6	58/71/10
825	Century Park Place	855 8 Ave SW		75,675	5,294	7,523	43	11	1982
827	Panarctic Plaza	815 8 Ave SW	AWallace@berezan.ca/403-508-5016	151,716	4,491	12,330	134	13	1982
831	First Alberta Place	777 8 Ave SW	AWallace@berezan.ca/403-508-5016	311,145	10,858	14,489	50	23	1981
832	Petro Fina Building	736 8 Ave SW	eric.horne@avisonyoung.com/403-232-4339	163,702	11,519	15,500	32	11	1960
833	Western Canadian Place N	707 8 Ave SW	bill.richards@quadreal.com/403-202-7375	668,860	8,277	18,400	153	41	1983
835	635 8th Avenue	635 8 Ave SW	peter.stack@cadillacfairview.com/403-571-2532	273,143	9,483	10,501	155	26	1983
836	Western Union Building	640 8 Ave SW	andy.baxter@yalecanada.com/403-571-3129	73,300	0	6,237	10	12	1964
838	Strategic Centre	630 8 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	52,231	8,831	8,705	3	6	1950
842	Barron Building	610 8 Ave SW		130,834	18,881	11,894	55	11	1951
843	Plains Midstream Plaza	607 8 Ave SW	lucas.beck@gwlr.com/nicci.fedorek@gwlr.com/403-777-0410	242,250	12,202	19,658	82	13	2007
845	Eighth Avenue Place W Tower	585 8 Ave SW	dan.lannon@colliers.com/jim.rea@colliers.com/todd.sutcliffe@colliers.com	840,000	-	24,000	-	40	2014
847	Eighth Avenue Place E Tower	525 8 Ave SW	dan.lannon@colliers.com/jim.rea@colliers.com/todd.sutcliffe@colliers.com	1,042,000	-	23,500	-	49	2010
848	Watermark Tower	530 8 Ave SW	andrew.baird@gwlr.com/403-777-4294	408,427	10,861	14,431	291	27	1983 / 2016
849	Shaw Building	505 8 Ave SW		52,867	8,289	8,811	25	6	1955
851	411	409 & 411 8 Ave SW		47,823	1,185	11,271	0	4	1954
853	HSBC Building	407 8 Ave SW		97,888	3,600	9,858	-	10	1962/2005
855	Royal Bank Building	335 8 Ave SW	ryan.handley@brookfieldproperties.com/403-770-7122	335,000	-	12,700	1,169	24	1969/2000
857	Bankers Hall West	888 3 St SW	ryan.handley@brookfieldproperties.com/403-770-7122	822,000	-	21,500	1,169	47	2000
858	Home Oil Tower	324 8 Ave SW		388,585	0	14,300	191	32	1977
859	Bankers Hall East	855 2 St SW	ryan.handley@brookfieldproperties.com/403-770-7122	822,000	253,000	20,500	1,169	47	1989
860	Lancaster Building	304 8 Ave SW		76,402	47,280	8,300	0	10	1918
861	National Bank	239 8 Ave SW	spotter@morguard.com/403-266-1695	43,453	0	14,050	35	3	1996
867	Leeson & Lineham	209 8 Ave SW	svonvegessack@alliedreit.com/587-779-6154	37,358	5,022	6,208	4	6	1910/98
869	Alberta Block	805 1 St SW	vfraser@alliedreit.com/587-779-7452	33,984	19,175	10,544	0	3	1900/2008
871	Alberta Hotel Building	808 1 St SW	vfraser@alliedreit.com/587-779-7452	51,978	29,902	11,281	0	4	1888/1997
872	Molson's Bank Building	116 8 Ave SW	dpayne@triovest.com/403-209-3492	10,042	3,800	3,100	4	3	1912
873	Young Block	129 8 Ave SW	svonvegessack@alliedreit.com/587-779-6154	8,673	4,591	2,387	3	3	2002
874	Ashdown Hardware Bldg	110 8 Ave SW	Triovest Realty Advisors/403-245-4447	15,540	7,198	3,885	0	3	1891
875	718 8 Ave. SW	718 8 Ave. SW	todd.sutcliffe@colliers.com/casey.roland@colliers.com	24,800	-	6,200	-	4	2012
876	Hudson's Block	102 8 Ave SW	dpayne@triovest.com/403-209-3492	23,602	0	11,600	0	2	1891/1978
878	Doll Block	116 8 Ave SE	dpayne@triovest.com/403-209-3492	4,911	1,561	1,650	0	3	1907
883	Burns Building	237 8 Ave SE	svonvegessack@alliedreit.com/587-779-6154	90,981	9,701	9,928	0	7	1912/1991
932	Western Canadian Place S	700 9 Ave SW	bill.richards@quadreal.com/403-202-7375	429,700	8,633	15,120	-	31	1983
955	Gulf Canada Square	401 9 Ave SW	andrew.baird@gwlr.com/403-777-4294	1,072,970	71,903	48,000	56	20	1979 / 1990
960	Bankers Court	850 2 St SW	ryan.handley@brookfieldproperties.com/403-770-7122	255,000	9,000	21,600	179	15	2008
963	Penn West Plaza W Tower	215 9 Ave SW	spotter@morguard.com/403-266-1695	394,061	4,444	21,400	215	20	2010
965	Penn West Plaza E Tower	207 9 Ave SW	spotter@morguard.com/403-266-1695	242,263	13,229	26,440	146	10	2008
968	150 9 Avenue SW	150 9 Ave SW	APL@aspenproperties.ca/403-216-2660	442,572	5,421	16,040	51	28	1981
971	Tower Centre	131 9 Ave SW	APL@aspenproperties.ca/403-216-2660	260,956	63,031	62,635	180	5	1969
975	Palliser One	125 9 Ave SE	APL@aspenproperties.ca/403-216-2660	395,070	7,230	16,400	300	27	1970/2010
979	Teck Place	205 9 Ave SE		108,959	2,832	10,801	53	10	1969



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MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKG STALLS	# OF FLOORS	BUILT/RENO
007	West Village Centre	2011 10 Ave. SW		30,000	3,000	0	24	1	1960
015	1725 10 Ave SW	1725 10 Ave SW	sbutt@avenuecommercial.ca/403-802-6767	22,160	5,960	8,100	18	3	1980
019	1711 10 Ave SW	1711 10 Ave SW	brittany.block@colliers.com	18,108	0	7,738	27	3	1980
020	The Mark on 10th	903 10 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	10,921	-	5,460	13	2	2016
029	Cheviot Professional Building	1615 10 Ave SW	dmulholland@blackstonecommercial.com/mzaharichuk@blackstonecommercial.com/seaston@blackstonecommercial.com	29,093	8,811	10,000	40	3	1979
039	1313 10th Avenue	1313 10 Ave SW		47,144	0	11,786	60	4	1979
042	1230	1230 10 Ave SW		11,434	0	37,000	18	1	1973
044	1216	1216 10 Ave SW		61,675	0	20,384	0	3	1974
046	11th Street Crossing	1140 10 Ave SW	info@guardianag.ca/403-374-2546	30,000	0	30,000	82	1	1976
047	Lancore Square	1021 10 Ave SW	lr@quinco.ca/780-415-5650	45,931	0	11,750	99	4	1981
049	CUPS Building	1001 10 Ave SW		52,000	0	17,000	10	3	1945/2015
054	999 8 Street SW	999 8 St SW	stuart.watson@cbre.com/403-263-4444	113,828	1,249	16,261	210	7	1980
057	Cooper Blok	809 10 Ave SW	vfraser@alliedreit.com/403-543-9600	38,602	0	5,858	34	6	1920/1996
059	707 10th Avenue	707 10 Ave SW	dcarleton@riverparkproperties.ca/403-253-0600	47,086	0	15,695	95	3	1977
063	Kipling Square	601 10 Ave SW	svonvegessack@alliedreit.com/587-779-6154	53,079	2,455	12,126	13	2	1905/1980

Listings were confirmed ahead of publication by RedPoint Media, and leasing agents were included upon earliest response. To claim a property listed without contact information, note a correction or file a property for future consideration, please contact us at BOMA@redpointmedia.ca



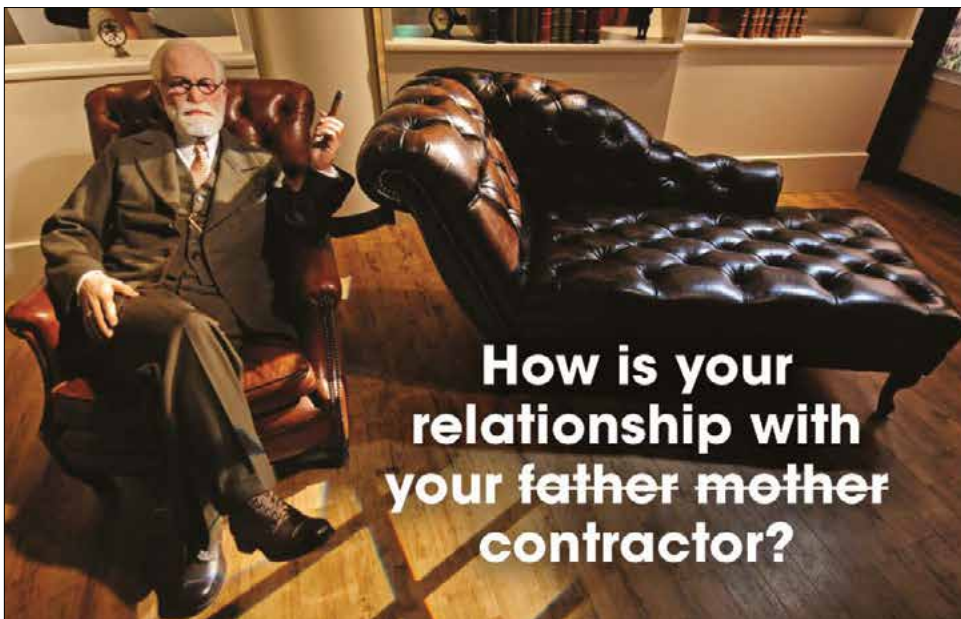
MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
067	Centre 10	517 10 Ave SW		367,895	20,862	38,986	719	10	2014
077	MacCosham Place	215 10 Ave SW	daniel.pearse@hotmail.com/403-237-6564	34,838	22,037	6,300	12	3	1912/09
082	Palliser Annex	112 10 Ave SE	APL@aspenproperties.ca/403-216-2660	13,000	-	6,500	9	2	2010
083	MEG Place	1001 1 St SE	sbutt@avenuecommercial.ca/403-802-6767	49,500	-	16,500	62	3	1987
084	Palliser South	140 10 Ave SE	APL@aspenproperties.ca/403-216-2660	300,474	5,303	17,596	200	18	2009
087	Brownstones	221 10 Ave SE	svonvegesack@alliedreit.com/587-779-6154	14,253	-	14,253	106	1	1906
089	Demcor Building	239 10 Ave SE	vfraser@alliedreit.com/403-543-9600	26,833	5,610	6,388	106	3	1906
106	Winwood Place	1324 11 Ave SW	sbutt@avenuecommercial.ca/403-802-6767	29,700	7,726	10,900	52	3	1980
117	Connaught Centre	1207 11 Ave SW		81,480	9,925	12,065	126	7	1981
119	Stephenson Building	1177 11 Ave SW		61,804	807	9,093	107	7	1980
122	Five Roses Building	731-739 10 Ave SW	vfraser@alliedreit.com/403-543-9600	20,807	20,807	20,807	5	1	1924/1958
123	802 11th Avenue SW	802 11 Ave SW	vfraser@alliedreit.com/403-543-9600	7,319	7,319	7,319	19	1	1977
125	CCIS Building	1111 11 Ave SW	-	46,951	7,240	10,000	73	5	1979
129	Trico Building	1005 11 Ave SW		18,417	7,200	0	38	2	1975
130	902 11 Avenue SW	902 11 Ave SW	dcarleton@riverparkproperties.ca/403-253-0600	42,631	0	14,210	81	3	1926/76

BELTLINE

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
131	Joffre Place	708 11 Ave SW	matt.lannon@colliers.com/brittany.block@colliers.com/aly.lalani@colliers.com/leigh.kirnbauer@colliers.com/403-571-8824	105,898	-	18,630	-	6	1980
132	Corner Block	838 11 Ave SW	vfraser@alliedreit.com/403-543-9600	22,211	11,213	11,105	27	2	1921
134	Glenbow Building	822 11 Ave SW	vfraser@alliedreit.com/403-543-9600	19,579	7,838	4,384	50	3	1921
136	Sherwin Block	1060 7 St SW	vfraser@alliedreit.com/403-543-9600	29,637	9,790	4,416	22	5	1923/2005
138	Building Bloc	720/722/724 11 Ave SW	dbowman@shaw.ca/403-681-9334	36,700	16,500	4,000	21	3	2007/2012
140	Atrium on 11th	625 11 Ave SW	vfraser@alliedreit.com/403-543-9600	56,593	1,373	8,836	52	3	1980/2010
141	Manning Foundation Building	514 11 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	21,552	-	7,184	11	3	1927
142	617 11 Avenue	617 11 Ave SW	svonvegessack@alliedreit.com/587-779-6154	10,236	6,306	3,580	14	2	1967
143	Westcoast Building	522 11 Ave SW	brittany.block@colliers.com/matt.lannon@colliers.com	19,000	-	-	-	4	1912
145	Sunrise Square	602 11 Ave SW	matt.lannon@colliers.com/403-571-8824	58,443	8,857	14,200	94	4	1979
147	Roberts Block	605 11 Ave SW	svonvegessack@alliedreit.com/587-779-6154	54,910	29,207	12,786	6	3	1915/1990
150	5/5 Building	550 11 Ave SW	brittany.block@colliers.com/matt.lannon@colliers.com	98,249	-	-	-	11	1983
150	5/5	550 11 Ave SW		98,630	3,443	8,966	48	11	1983
152	Wheatsheaf Building	1015 4 St SW	ben_oldfield@manulife.com/403-355-3002	136,017	6,173	10,000	80	12	1978
154	1108 4 Street SW	1108 4 St SW		21,783	0	10,500	34	2	-
158	396 11 Avenue	396 11 Ave SW	sbutt@avenuecommercial.ca/403-802-6767	147,198	4,060	12,039	69	14	2008
159	333 11 Avenue SW	333 11 Ave SW	APL@aspenproperties.ca/403-216-2660	210,465	4,260	14,300	149	16	1981
160	Vintage Tower II	326 11 Ave SW	vfraser@alliedreit.com/403-543-9600	191,067	13,003	14,600	115	8	2003
161	Vintage Tower I	322 11 Ave SW	svonvegessack@alliedreit.com/587-779-6154	105,216	10,290	11,700	90	8	1929/99
162	The District at Beltline Building A	227 11 Ave SW	john.fisher@cbre.com	124,499	3,865	24,900	311	5	2002
165	The District at Beltline Building B	211 11 Ave SW	john.fisher@cbre.com	126,429	0	22,895	311	6	2007
168	11th Avenue Place	214 11 Ave SW	spotter@morguard.com/403-266-1695	200,948	0	20,000	175	11	2015
169	Paramount	1011 1 St SW		53,252	8,076	10,650	27	5	1981
172	Clennan Square	110 11 Ave SW	tmlitano@carbongraphicsgroup.com/403-770-1827	28,000	11,000	14,000	31	2	1960/2009
173	Customs House	134 11 Ave SE	vfraser@alliedreit.com/403-543-9600	92,009	0	16,388	21	4	1913
176	Keynote Office Tower 1	1100 1 St SE	dpayne@triovest.com/403-209-3492	283,597	42,600	21,000	370	14	2009
180	Keynote Res Tower 2 Commercial	225 11 Ave SE	dpayne@triovest.com/403-209-3492	14,883	0	9,300	0	2	2010
183	Flamingo Block	229 11 Ave SE	dcarleton@riverparkproperties.ca/403-253-0600	15,108	0	5,035	17	3	1952/2002
184	Louise Block	1018 Macleod Trail SE & 308 11 Ave SE		26,444	4,892	13,247	85	2	1910/2000
185	Ribtor West	318 11 Ave SE		57,925	0	11,200	46	4	1912/2004
186	Ribtor East	334 11 Ave SE		50,890	0	12,000	46	4	2008
188	Pilkington Building	402 11 Ave SE	svonvegessack@alliedreit.com/587-779-6154	53,683	0	9,688	44	4	1914/1999
190	Biscuit Block	438 11 Ave SE	vfraser@alliedreit.com/403-543-9600	55,419	0	7,328	8	6	1910/2014
192	Calgary Board of Education Building	1221 8 St SW		218,667	6,616	12,000	345	11	2010
196	EQ Bank Tower	906 12 Ave SW	matt.lannon@colliers.com/brittany.block@colliers.com	135,125	-	-	-	9	1980
233	Petro West Plaza	1210 8 St SW	matt.lannon@colliers.com/brittany.block@colliers.com	36,927	-	-	-	4	1982
234	Epique House	640 12 Ave SW		33,958	0	10,200	9	4	1964/2011
235	Foundation Building	628 12 Ave SW	403-290-0178	39,827	-	8,650	71	5	1979
242	The Lorraine	620 12 Ave SW	loveleen.bhatti@avisonyoung.com/403-232-4337	25,159	0	6,000	5	4	1913/2001
244	Parkside Place Condominium	602 12 Ave SW	info@guardianag.ca/403-374-2546	68,000	3,033	7,809	100	9	1979/2013
246	Citadel West	540 12 Ave SW	spotter@morguard.com/403-266-1695	78,315	0	11,790	76	7	1967/2006
250	1122 FOURTH	1122 4 St SW	ben_oldfield@manulife.com/403-355-3002	175,071	2,269	10,528	111	13	1981
252	Lacey Court	344 12 Ave SW	matt.lannon@colliers.com/403-571-8824	6,965	0	1,880	8	3	1970
258	Central Park Plaza	340 12 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	125,091	0	9,500	96	15	1982
260	The District at Beltline Building C	220 12 Ave SW	john.fisher@cbre.com	106,628	0	18,645	311	6	2008
262	Beltline Block T1	110 12 Ave SW	matt.lannon@colliers.com/brittany.block@colliers.com/aly.lalani@colliers.com/leigh.kirnbauer@colliers.com/403-571-8824	125,994	-	14,000	-	10	1965
262	TransAlta Place II	110 12 Ave SW		189,000	0	20,688	306	6	1984
276	Beltline Block T2	1110 1 St SW	matt.lannon@colliers.com/brittany.block@colliers.com/aly.lalani@colliers.com/leigh.kirnbauer@colliers.com/403-571-8824	164,600	-	40,000	-	6	1983
276	TransAlta Place I	110 12 Ave SW		135,000	0	13,700	0	10	1965
277	The Kahanoff Building	105 12 Ave SE	ashley.kane@avisonyoung.com/403-571-4252	221,000	-	-	-	-	-
277	The Kahanoff Centre	105 12 Ave SE	admin@tkcca.org/403-296-4844	211,585	481	20,000	126	12	1982/2016
278	Macleod Square	1117 Macleod Tr SE	dcarleton@riverparkproperties.ca/403-253-0600	9,358	0	6,239	9	2	1969
281	Carl Safran Centre	930 13 Ave SW		55,279	0	18,426	0	3	1905
282	Dafoe Terrace	1204 3 St SE	seaston@blackstonecommercial.com/403-291-8873	14,477	6,473	4,825	-	3	1902
283	Fairey Terrace	1111 3 St SE	seaston@blackstonecommercial.com/403-291-8873	10,975	2,491	4,000	35	2	1906
284	Terex Place	1301 8 St SW		22,429	4,930	5,840	39	3	1977
291	Arriva	1111 Olympic Way SE	brittany.block@colliers.com/matt.lannon@colliers.com	61,499	-	-	-	3	2007
330	Barclay Square	1300 8 St SW		35,827	0	4,585	51	7	1967
334	Victoria Square	1212 1 St SE	403-282-1428	30,857	-	15,180	50	2	1978

BELTLINE

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
335	Dorchester Square	1333 8 St SW		101,359	7,233	9,990	139	11	1981
384	Mount Royal Place	1414 8 St SW	aly.lalani@colliers.com/403-298-0410	63,458	3,900	11,175	101	6	1979
435	M-Tech Building	1401 1 St SE		30,911	0	6,180	56	5	2004
440	Stampede Station I	1331 Macleod Tr SE	alexi.olcheski@avisonyoung.com/403-232-4332	161,708	16,600	16,600	162	9	2009
507	Centre 15	1509 Centre St S	alexi.olcheski@avisonyoung.com/403-232-4332	76,021	0	10,860	114	7	1982/1999
559	Mount Royal Village West	1515 8 St SW	travis.makoloski@fcr.ca/403-257-6894	193,465	59,986	29,489	269	3	2018
579	Mount Royal Village (MRV)	1550 8 St SW	travis.makoloski@fcr.ca/403-257-6894	108,695	48,956	11,000	216	5	1977/2015
601	The Condon Building	1609 14 St SW	dmulholland@blackstonecommercial.com/rwiens@blackstonecommercial.com	33,420	3,702	11,140	30	3	1965
603	1601 14 Street SW	1601 14 St SW	mrahman@blackstonecommercial.com/rwiens@blackstonecommercial.com	33,420	3,918	11,140	30	3	1965
625	Mount Royal Village	880 16 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	108,600	83,000	18,100	214	6	1979/2016
627	Mount Royal West	906 16 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	113,000	27,899	27,899	452	3	2018
634	Mount Royal Centre	850 16 Ave SW	travis.makoloski@fcr.ca/403-257-6894	10,552	3,387	3,471	11	2	1958
634	Mount Royal Centre	850 16 Ave SW	travis.makoloski@fcr.ca/403-257-6894	10,552	3,387	3,471	11	2	1958
634	Mount Royal Centre	850 16 Ave SW	travis.makoloski@fcr.ca/403-257-6894	10,552	3,387	3,471	11	2	1958
636	Mount Royal Village East	800-818 16 Ave SW	travis.makoloski@fcr.ca/403-257-6894	42,966	21,498	0	26	2	52/62/97
638	First Seventeen Place	1324 17 Ave SW	stuart.watson@cbre.com/403-263-4444	51,283	1,720	9,600	52	5	1981
640	1029 17th Avenue SW	1029 17 Ave SW	lsyhlonyk@epicinvestmentservices.com/403-668-7205	17,980	7,160	0	16	2	1988/2015
702	Scotia Block	1429 17 Ave SW	mrahman@blackstonecommercial.com/403-930-8651	10,025	5,550	4,266	3	3	1945
703	1438 17 Ave SW (Upper Floor)	1438 17 Ave SW (Upper Floor)	mrahman@blackstonecommercial.com/rwiens@blackstonecommercial.com	5,773	1,845	2,886	10	2	1960
706	Shelbourne Place II	1019 17 Ave SW	easaria@strategicgroup.ca/403-770-2300	10,357	0	3,500	0	3	-
721	The Devenish	908 17 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	20,000	-	6,667	0	3	1911
723	Rockwood Square	1032 17 Ave SW		22,546	4,109	6,045	31	4	1981
725	Shelbourne Place	1013 17 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	27,290	27,290	13,645	11	20	1947
726	Former H R Block bldg	940 17 Ave SW	travis.makoloski@fcr.ca/403-257-6894	7,132	3,424	2,377	12	2	1976
727	Highstreet House	933 17 Ave SW	lsyhlonyk@epicinvestmentservices.com/403-668-7205	50,699	7,702	-	93	8	1980
727	High Street House	933 17 Ave SW	lsyhlonyk@epicinvestmentservices.com/403-253-6950	51,003	9,648	6,898	96	8	1979/2012
730	Calhoun Block	930-932 17 Ave SW	travis.makoloski@fcr.ca/403-257-6894	9,908	7,669	2,477	11	3	1910
731	720 17 Avenue SW	720 17 Ave SW	mrahman@blackstonecommercial.com/rwiens@blackstonecommercial.com	9,600	3,200	3,200	-	3	1959
732	725A 17 Avenue SW	725A 17 Ave SW	mrahman@blackstonecommercial.com/rwiens@blackstonecommercial.com	5,788	2,171	2,894	-	2	1981
734	Centre 601	601 17 Ave SW		21,017	18,009	9,004	44	2	1978
739	534	534 17 Ave SW	steven.goertz@avisonyoung.com/403-232-4322	24,965	4,860	6,275	38	4	1976
749	Aurora Building	524 17 Ave SW	ashley.kane@avisonyoung.com/403-571-4252	21,457	-	-	-	-	-
749	Aurora Building	524 17 Ave SW	eric.demaere@avisonyoung.com/587-293-3366	21,272	6,108	4,000	19	3	1958/2009
754	The Courtyard	320 17 Ave SW		68,700	0	11,000	132	5	1979
758	Glenbow Annex	816 11 Ave SW	vfraser@alliedreit.com/403-543-9600	9,021	9,021	9,012	50	1	1921
762	Ellison Block	812 11 Ave SW	vfraser@alliedreit.com/403-543-9600	13,344	-	5,300	50	2	1921
781	1505 Macleod Trail SE	1505 Macleod Trail SE	mrahman@blackstonecommercial.com/rwiens@blackstonecommercial.com	4,600	4,600	2,300	-	2	1977



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- Building Envelope Restoration
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- Service

SUBURBAN NORTH

Buildings listed in **bold** have been certified through BOMA BEST, the leading environmental certification program for commercial buildings.
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MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
NE	NORTHEAST								
G5	339 - 41 Avenue NE	339 - 41 Ave NE	alex.olcheski@avisonyoung.com/403-232-4332	12,393	-	6,197	60	2	1975
G6	Centre 1000	1000 Centre St NE	alex.olcheski@avisonyoung.com/403-232-4332	54,373	-	9,062	68	6	1982/2017
G7	Meredith Block	611 Meredith Rd NE	raremington@remingtoncorp.com/403-255-7003	184,651	19,303	28,000	289	7	2016
H3	Harvest Hills Office Park I	5000, 333 96 Ave NE	bguss@qualico.com/403-212-6384	71,038	24,000	0	281	3	2009
H3	Harvest Hills Office Park II	6000, 333 96 Ave NE	bguss@qualico.com/403-212-6384	73,623	24,000	0	176	3	2016
H3	Harvest Hills Profl Ctr	160 & 178 96 Ave NE	vw@viewwest.net/403-293-6027	27,837	-	6,959	98	2	2009/2019
H4	MegaSys Business Ctr	1111 & 1115 57 Ave NE	properties@megasys.com/403-295-0511	55,053	-	19,521	195	3	2017
H4	SWIFT Centre	7136 11 St NE	alex.olcheski@avisonyoung.com/403-232-4332	58,566	-	19,521	195	3	2017
H4	Harris Bldg	6732 8 St NE	-	119,578	119,578	-	465	1	1982
H4	808 & 816 55th Ave NE	808 & 816 55 Ave NE	matt.lannon@colliers.com/brittany.block@colliers.com/patrick.sailer@colliers.com/403-571-8824	-	-	-	-	-	-
H4	7315 8th Street NE	7315 8 St NE	spotter@morguard.com/403-266-1695	19,390	9,695	0	0	2	2000
H4	Centre Eight Ten A	7777 10 St NE	spotter@morguard.com/403-266-1695	28,888	29,494	0	61	1	2000
H4	Centre Eight Ten C	7651-7665 10 St NE	spotter@morguard.com/403-266-1695	25,469	25,578	0	57	1	2000
H4	Deerport Ctr	7326 10 St NE	spotter@morguard.com/403-266-1695	48,683	15,860	0	37	3	1999
H4	Duncan Bldg	7575 8 St NE	spotter@morguard.com/403-266-1695	80,898	24,460	0	292	3	2001
H5	McCall Park Place A	1331 44 Ave NE	aborle@estancia.ca/403-269-4381	18,897	18,897	-	50	1	1974
H5	McCall Park Place B	1323 44 Ave NE	aborle@estancia.ca/403-269-4381	23,553	23,553	-	50	1	1975
H5	1324 36 Avenue NE	1324 36 Ave NE	dmulholland@blackstonecommercial.com/seaston@blackstonecommercial.com	71,140	8,115	71,140	-	2	1976
H5	YYC Business Centre	1440 Aviation Park NE	commercialleasing@westcorp.net/780-431-3300	41,416	0	0	83	2	2002
H5	Visions Building	2930 32 Ave NE	cbaradoy@artisreit.com/403-705-3573	50,045	50,045	-	152	-	1981
H5	McCall Lake Industrial	1338 36 Ave NE	cbaradoy@artisreit.com/403-705-3573	86,895	-	-	152	-	1978
H6	2020 32 Avenue NE	2020 32 Ave NE	AWallace@berezan.ca/403-508-5016	108,890	108,890	70,567	141	1	1981
H6	3115 12th Street NE	3115 12 St NE	stuart.watson@cbre.com/403-750-0540	74,055	21,279	0	170	4	1981
H6	Deerfoot Junction I & II	3215 & 3225 12 St NE	vw@viewwest.net/403-293-6027	93,475	0	31,158	377	3	1981
H6	Deerfoot Junction III	1212 31 Ave NE	vw@viewwest.net/403-293-6027	80,174	0	16,035	331	5	1981
H6	Hampshire Court	3015 12 St NE	hnielsen@norcalgroup.com/kdeeks@norcalgroup.com/403-291-3010	27,000	12,500	2,000	63	2	1981
H6	Deerfoot Court	1144 29 Ave NE	alex.olcheski@avisonyoung.com/403-232-4332	74,548	-	24,849	218	3	1980
H6	Airways Business Plaza	1935 32 Ave NE	alex.olcheski@avisonyoung.com/403-232-4332	66,299	-	33,149	220	2	1981
H6	International Datashare Bldg	1223 31 Ave NE		36,000	12,000	0	60	3	2004
H6	PCL Bldg	2882 11 St NE		30,000	15,000	0	113	2	1981
H7	The Olive	1029 1 Ave NE	alex.olcheski@avisonyoung.com/403-232-4332	1,991	-	995	2	3	2006
H7	The CNIB Building	10 11 A St NE	ashley.kane@avisonyoung.com/403-571-4252	39,848	-	-	-	-	-
H7	Mayland Place	233 Mayland Place NE	brittany.block@colliers.com/matt.lannon@colliers.com	22,444	7,450	0	52	3	1985
H7	CREB Bldg	300 Manning Rd NE	cindy.halbauer@creb.ca/403-781-1330	55,544	15,870	0	202	3	2000
H7	Bridgeland Professional Bldg	1010 1 Ave NE	ajohnston@concertproperties.com/604-688-9460	29,293	10,000	6,000	49	3	1981
H7	Mayland Heights Bldg	225/325 Manning Rd NE	info@guardianag.ca/403-374-2546	60,000	-	-	-	-	-
H7	Willowglen Business Park	4 Manning Close NE	stuart.watson@cbre.com/403-750-0540	22,094	11,047	0	1,121	2	1980
H7	Willowglen Business Park	809 Manning Rd NE	lsuba@scoutrealestate.ca/403-850-4246	31,447	10,482	0	1,121	3	1980
H7	Willowglen Business Park	802 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	11,082	11,082	0	1,121	1	1980
H7	Willowglen Business Park	8 Manning Close NE	stuart.watson@cbre.com/403-750-0540	34,807	11,602	0	1,121	3	1980
H7	Willowglen Business Park	801 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	35,751	11,917	0	1,121	3	1980
H7	Willowglen Business Park	803 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	31,450	10,483	0	1,121	3	1980
H7	Willowglen Business Park	805 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	23,674	11,837	0	1,121	2	1980
H7	Willowglen Business Park	811 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	23,788	11,894	0	1,121	2	1980
H7	Willowglen Business Park	807 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	23,996	11,998	0	1,121	2	1980
H7	Willowglen Business Park	12 Manning Close NE	stuart.watson@cbre.com/403-750-0540	31,279	10,426	0	1,121	3	1980
H7	Willowglen Business Park	808 Manning Rd NE	stuart.watson@cbre.com/403-750-0540	13,808	13,808	0	1,121	1	1980
H7	Molson Building	906 1 Ave NE	travis.makoloski@fcr.ca/403-257-6894	17,038	0	1,000	11	2	08/76/85/94
H7	Bridges Place	736 1 Ave NE	chris.law@colliers.com/403-571-8769	13,700	0	0	25	2	-
I1	RockyView Bsnss Park A	261024 Dwight McLellan Tr	spotter@morguard.com/403-266-1695	143,533	105,577	0	97	1	2013
I1	RockyView Bsnss Park B	261024 Dwight McLellan Tr	spotter@morguard.com/403-266-1695	155,866	155,866	0	135	1	2014
I1	RockyView Bsnss Park C	261024 Dwight McLellan Tr	spotter@morguard.com/403-266-1695	174,800	174,800	0	162	1	2015
I5	Horizon Business Ctr I	2635 37 Ave NE	AWallace@berezan.ca/403-508-5016	56,118	28,059	-	179	2	1981
I5	Horizon Business Ctr II	2611 37 Ave NE	AWallace@berezan.ca/403-508-5016	23,113	23,113	2,182	84	1	1981
I5	Gas Liquids 2	2735 39 Ave NE	bguss@qualico.com/403-212-6384	58,912	19,000	0	174	3	1980/2012
I5	Horizon West	2723 37 Ave NE	ajohnston@concertproperties.com/604-688-9460	52,562	26,281	0	112	2	1980
I5	2220 39 Ave	2220 39 Ave NE	gcondon@icmgroup.ca/403-256-5350	9,061	-	9,061	-	1	1960/2020
I6	Canform Warehouse	3016 21 St NE	ashley.kane@avisonyoung.com/403-571-4252	26,306	-	-	-	-	-

SUBURBAN NORTH

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
I6	Midwest Surveys Bldg 2	2588 27 St NE	blakee@midwestsurveys.com/403-232-4326	38,454	-	-	64	2	2007
I6	Windfire Bldg	2115 27 Ave NE	lrobertson@barclaystreet.com/403-290-0178	46,637	24,950	-	113	2	1981
I6	Airways Mall	2323 32 Ave NE	AWallace@berezan.ca/403-508-5016	148,244	-	27,798	305	2	1978
I6	Midwest Surveys Bldg 1	2827 Sunridge Blvd NE	blakee@midwestsurveys.com	82,225	-	-	191	2	1998
I6	1935 27 Avenue	1935 27 Ave NE	management@norbergproperties.com/403-774-7111	40,197	29,417	0	90	2	1980/2014
I6	Vista on 36th	920 36 St NE	brendan.keen@colliers.com/rob.walker@colliers.com/nick.preston@colliers.com/deep.sekhon@colliers.com	-	-	-	-	-	-
I6	Intrinsic Place	2891 Sunridge Way NE	dcarleton@riverparkproperties.ca/403-253-0600	87,241	29,080	0	339	3	2001
I6	Mayfield Business Park	2520 23 St NE	vw@viewwest.net/403-293-6027	42,526	42,178	-	160	1	1991
I6	Stockman Ctr	2116 27 Ave NE	matt.lannon@colliers.com/brittany.block@colliers.com	61,782	22,656	0	159	3	1980
I6	Mayland Business Park	239 Mayland Place NE	gcondon@icmgroup.ca/403-256-5350	49,440	-	49,440	-	1	2019
I6	Vista Heights Office Complex	1925 - 18th Ave NE	alexi.olcheski@avisonyoung.com/403-232-4332	201,543	-	45,500	785	4	2008
I6	Sunridge Spectrum	2555 32 St NE	cbaradoy@artisreit.com/403-705-3573	128,317	128,317	-	1,240	-	2000/2001
I6	Sunridge Point	3333 Sunridge Way	cbaradoy@artisreit.com/403-705-3573	50,905	50,905	-	230	-	2000
I7	Telus House	3030 2 Ave SE	lsyhlonk@epicinvestmentservices.com/403-668-7205	112,123	32,000	-	492	3	1977
I7	Fifth Avenue Bldg	3016 5 Ave NE	lsyhlonk@epicinvestmentservices.com/403-668-7205	69,926	-	0	137	3	1978
J5	2728 Hopewell Place	2728 Hopewell Pl NE		128,554	-	-	-	1	2000
J5	Hopewell Corporate Ctr	2618 Hopewell Pl NE		76,812	15,000	-	258	5	2007
J5	Westwinds Bsnss Park Phase III	3687 63 Ave NE	raremington@remingtoncorp.com/403-255-7003	72,123	-	-	222	3	TBA
J6	Sunridge Professional Ctr	2675 36 St NE	lindsay.hills@nwhreit.com/403-282-9838	134,568	12,171	10,765	275	5	1985
K7	Centre Eight Ten B	7640-7686 8 Ave NE	spotter@morguard.com/403-266-1695	23,320	23,350	0	52	1	2000
NW NORTHWEST									
B3	Royal Vista Prof Ctr	15 Royal Vista Pl NW	abass@theprimegroup.ca/todd.dear@theprimegroup.ca/403-452-7896	64,942	21,000	21,000	323	3	2013
B3	Royal Vista Prof Ctr II	4 Royal Vista Way NW	abass@theprimegroup.ca/todd.dear@theprimegroup.ca/403-452-7896	27,000	15,000	22,000	320	2	2019
C4	Crowchild Square	5403 Crowchild Tr NW	403-282-1428	56,721	20,940	25,429	228	2	1978
C4	Crowfoot 75	75 Crowfoot Rise NW	sflathers@telsec.ca/403-203-3000	54,000	-	18,000	60	3	2016
C4	Crowfoot West Bsnss Ctr	600 Crowfoot Cres NW	stuart.watson@cbre.com/403-750-0540	124,887	36,000	16,482	407	4	2008
C4	Crowfoot Village Prof Bldg	20 & 60 Crowfoot Cres NW	cbaradoy@artisreit.com/403-705-3527	18,301	9,233	0	24	2	1998



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SUBURBAN NORTH

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BLDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
C4	Crowfoot Village	20 & 60 Crowfoot Crescent	cbaradoy@artisreit.com/403-705-3527	63,279	63,279	-	306	-	1986
C4	Crowfoot Corner	140-150 Crowfoot Crescent	cbaradoy@artisreit.com/403-705-3527	51,058	51,058	-	306	-	1987/1991
C5	130 Bowness Centre NW	130 Bowness Centre NW	dmulholland@blackstonecommercial.com/403-291-8869	9,375	9,375	9,375	6	1	1979
D5	CF Market Mall Prof Ctr	4935 40 Ave NW	peter.stack@cadillacfairview.com/403-571-2532	103,855	5,060	22,254	80	4	1971/1998
D5	Varsity Estates Bsnss Ctr	1700 Varsity Estates Dr NW	info@varsityestatesbusinesscentre.com/403-286-1401	11,662	5,831	5,831	32	2	1978/2009
D6	Bow River Prof Centre	4411 16 Ave NW	dcouprie@bowriverleasing.com/403-852-4448	36,000	-	-	265	3	81/13/18
D6	Montgomery Plaza	5111 Bowness Road NW	mrahman@blackstonecommercial.com/rwiens@blackstonecommercial.com	7,726	1,582	7,726	15	1	1975
E1	Sage Hill Common	455 Sage Valley Dr NW	ahill@ronmor.ca/403-692-4641	178,000	178,000	0	605	2	2020
E2	Finda Centre	22 Royal Vista Drive NW	chris.saunders@jll.com/cassandra.hansen@jll.com/403-456-2233	14,200	-	7,100+	-	2	2014
E4	Westmount 4832	4832 Richard Rd SW	bill.richards@quadreal.com/kyle.decaire@quadreal.com/403-202-7375	274,906	34,000	34,000	600	8	pre-lease
E5	Provident Prof Bldg	4616 Valiant Dr NW	management@norbergproperties.com/403-774-7111	27,494	10,800	0	51	2	1974/2013
E5	SMART Technologies	3636 Research Rd NW		204,000	68,000	0	0	3	2008
E5	One North Business Ctr	4503 Brissos Dr NW	403-850-4248	21,453	6,625	6,608	30	3	2019
E5	Computer Modelling Group	3710 33 St NW	raremington@remingtoncorp.com/403-255-7003	93,447	-	28,000	247	4	2017
E6	Foothills Professional Bldg	1620 29 St NW	lindsay.hills@nwreit.com/403-282-9838	59,460	19,820	5,062	230	3	1978/2011
E6	Cambrian Centre	1000 & 2000 Veterans Pl NW	lindsay.hills@nwreit.com/403-282-9838	125,836	117	13,351	476	4	2010
F6	Capitol Hill Ctr	2004 14 St NW	sganong@barclaystreet.com/403-290-0178	22,000	10,000	10,000	50	2	1985
F6	Northwest Prof Bldg	1640 16 Ave NW	greatwest@telus.net/403-252-4411	40,000	8,000	5,000	32	5	1968
F6	One Executive Place	1816 Crowchild Trail NW	lsyhonyk@epicinvestmentservices.com/403-668-7205	94,006	-	13,000	124	7	2001
F6	Two Executive Place	1824 Crowchild Trail NW	lsyhonyk@epicinvestmentservices.com/403-668-7205	24,726	-	6,500	51	4	2006
F6	North Hill Ctr Off Tower Ph.	1490 14 Ave NW		150,000	25,000	0	0	6	2011
F6	North Hill Ctr Prof Bldg	1500 14 Ave NW		34,119	14,000	0	120	1	1960
F6	Campana Place	609 14 St NW	cbaradoy@artisreit.com/403-705-3527	49,498	10,000	0	112	5	1982
F6	Hillhurst Bldg	301 14 St NW	cbaradoy@artisreit.com/403-705-3527	62,882	15,500	0	111	4	1975
F6	417 - 14th Street	417 14 St NW	cbaradoy@artisreit.com/403-705-3527	17,517	-	5,594	16	4	1981
F7	Kensington Place	1240 Kensington Rd NW	aborle@estancia.ca/403-269-4381	48,500	15,500	5,919	88	4	1981
F7	Kensington Prof Ctr	1228 Kensington Rd NW	aborle@estancia.ca/403-269-4381	47,500	10,600	9,000	77	4	1981
F7	Kensington Terrace	1220 Kensington Rd NW	matt.lannon@colliers.com/brittany.block@colliers.com/403-571-8824	18,367	-	-	-	3	1975
F7	Riley Park Village	1402 8 Ave NW	lindsay.hills@nwreit.com/403-282-9838	74,952	22,943	671	257	3	1956/1992
F7	119 14 Street NW	119 14 St NW		58,376	10,000	0	50	5	1980
G3	Stepper Centre	120 Country Hills Landing NW	warren.hedges@colliers.com/403-298-0411	23,908	-	11,954	-	2	2005
G3	200 Country Hills Lndg	200 Country Hills Ldg NW	alexi.olcheski@avisonyoung.com/403-232-4332	24,296	-	12,148	59	2	2004
G3	Stepper Centre	120 Country Hills Ldg NW		27,907	0	0	57	2	-
G5	Thornciffe Prof Centre	5440 4 St NW	dmulholland@blackstonecommercial.com/seaston@blackstonecommercial.com	15,600	2,325	7,800	-	2	2006
G6	Fabmar Bldg	2028 10 St NW	irobertson@barclaystreet.com/403-290-0178	10,898	5,457	-	21	2	1982
G6	Hill Park Plaza	2411 4 St NW	aborle@estancia.ca/403-269-4381	41,562	20,770	4,924	141	2	1966
G7	Ctr 1110	1110 Centre St NE	AWallace@berezan.ca/403-508-5016	59,182	10,000	-	98	5	1981

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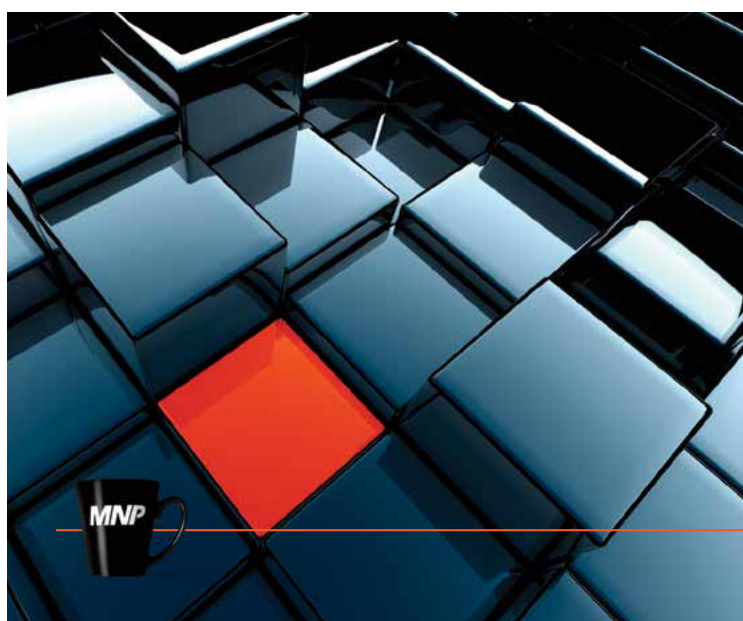
Buildings listed in **bold** have been certified through BOMA BEST, the leading environmental certification program for commercial buildings.
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MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BIDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
SE	SOUTHEAST								
F3	LocalMotive Crossing	1240 20 Ave SW	svonvegesack@alliedreit.com/587-779-6154	61,824	0	10,708	75	3	1905/2007
G2	Glenmore Centre	6624 & 6626 Centre St SE	ashley.kane@avisonyoung.com/403-571-4252	68,133	-	-	-	-	-
G3	Highfield Four	916 42 Ave SE	kmorton@ronmor.ca/403-692-4535	33,200	0	33,200	98	2	2006
G4	Macleod Prof Centre	3916 Macleod Trail SE	leasing@opuscorp.ca/403-209-5555	31,066	8,026	7,766	120	4	2018
G4	Manchester Building	339 50 Ave SE	karen.hermeston@cbre.com/403-263-4444	43,277	0	21,210	49	2	1954
G4	Manchester Secondary	5151 3 St SE	stuart.watson@cbre.com/403-263-4444	21,600	0	21,600	37	1	1972
G4	6909 Farrell Road SE	6909 Farrell Rd SE	lsyhlonky@epicinvestmentservices.com/403-668-7205	22,732	-	-	10	1	1968
G4	7014-7028 Fairmount Dr SE	7014 - 7028 Fairmount Dr SE	lsyhlonky@epicinvestmentservices.com/403-668-7205	12,144	7,160	-	23	1	1980
G4	Phillips Square - B	5960 Centre St S	dmolina@pbaland.com/403-777-2712	18,835	0	18,835	166	1	1998
G4	Phillips Square - A	5980 Centre St SE	dmolina@pbaland.com/403-777-2712	12,550	0	12,550	166	1	1998
G4	Phillips Park D&C	6115/6215 3 St SE	dmolina@pbaland.com/403-777-2712	84,448	0	42,224	267	1	1979/2019
G4	Phillips Square - C	5970 Centre St S	dmolina@pbaland.com/403-777-2712	27,014	0	13,507	166	1	1998
G4	Phillips Park A&B	6120/6060 2 St SE	dmolina@pbaland.com/403-777-2712	175,161	0	87,580	267	2	1979/2019
G4	5757 4th	5757 4 St SE	dmolina@pbaland.com/403-777-2712	11,739	0	11,739	40	1	2018
G4	Phillips 58	444 58 Ave SE	dmolina@pbaland.com/403-777-2712	31,176	-	-	174	-	1991
G4	Phillips 61	6101-6107 Centre St S	dmolina@pbaland.com/403-777-2712	11,530	-	11,530	27	1	1966
G4	Ronmor Business Centre I	808 42 Ave SE	kmorton@ronmor.ca/403-692-4535	26,500	0	26,400	68	1	2007
G4	Centron Corner 2	253 62 Ave SE	Steven.goertz@avisonyoung.com/Anna.sorensen@avisonyoung.com	8,180	0	8,100	23	1	1997
G4	Centron Corner 4	6227 2 St SE	Steven.goertz@avisonyoung.com/Anna.sorensen@avisonyoung.com	13,736	0	13,694	40	1	1997
G4	Centron Corner 3	6223 2 St SE	Steven.goertz@avisonyoung.com/Anna.sorensen@avisonyoung.com	30,451	0	15,272	79	2	1965/97
G4	Centron Corner 1	221 62 Ave SE	Steven.goertz@avisonyoung.com/Anna.sorensen@avisonyoung.com	7,684	0	7,500	21	1	1965/97
G5	7535 Flint Road SE	7535 Flint Rd SE	alexi.olcheski@avisonyoung.com/403-232-4332	13,461		13,461	32	1	1969
G5	Centre 7500 B	7500 Macleod Tr SE	sganong@barclaystreet.com/403-290-0178	17,648		17,648	43	1	1968
G5	Centre 7500 A	7500 Macleod Tr SE	sganong@barclaystreet.com/403-290-0178	22,151		11,000	43	2	1968
G5	Heritage Square	8500 Macleod Tr SE	warren.hedges@colliers.com/matt.lannon@colliers.com	315,152	-	62,300	-	5	1981
G5	Fairmount Shopping Plaza	9919 Fairmount Dr SE	Kelly.Frank@fcr.ca/604-242-9046	57,790	0	30,000	164	2	1979/2008
G5	Chinook Village	7004 Macleod Trail S	gcondon@icmgroup.ca/403-256-5350	22,929	11,464	10,000	-	2	1993
G5	Farrell Plaza	6911, 6923 Farrell Rd SE & 7134 Fairmont Dr SE	lsyhlonky@epicinvestmentservices.com/403-668-7205	25,750	-	-	18	2	1971
G5	6812 Fairmont	6812 Fairmont Dr SE	dmolina@pbaland.com/403-777-2712	18,000	-	18,000	-	1	1962
G5	6910 Farrell Road	6910 Farrell Rd SE	dmolina@pbaland.com/403-777-2712	9,200	-	9,200	-	1	1963
G5	6912 Farrell Road	6912 Farrell Rd SE	dmolina@pbaland.com/403-777-2712	17,934	-	17,934	-	1	1961
G5	Fisher Park Office II	6712 Fisher St SE	stuart.watson@cbre.com/403-750-0540	61,020	0	61,020	188	1	1974
G5	Fisher Park Office III	7330 Fisher St SE	stuart.watson@cbre.com/403-750-0540	60,954	0	60,954	218	1	1977
G5	Fisher Park Office I	6940 Fisher St SE	stuart.watson@cbre.com/403-750-0540	58,715	0	58,715	293	1	1970
G5	Fisher Park Office IV	7220 Fisher St SE	stuart.watson@cbre.com/403-750-0540	64,394	0	64,394	242	1	1976
G6	First Acadia Place	580 Acadia Dr SE	mzaharichuk@blackstonecommercial.com/403-313-5309	13,872	3,055	6,936	-	2	2015
G7	Agrium Place	13131 Lake Fraser Dr SE	Graham.Canvin@nutrien.com	140,000	0	35,000	220	4	1999
G8	Millrise Station	3217, 150 Millrise Blvd SE	alexi.olcheski@avisonyoung.com/403-232-4332	20,000	10,000	10,000	-	2	2005
G8	Atrium VI	295 Midpark Way SE	bruce.ferguson@lansdowne.ca/403-254-6440	23,090	-	7,670	91	3	1982
G8	Midpark Court	251 Midpark Blvd SE	403-253-2666	28,149	0	15,107	62	2	1981
G8	Midpark Building	280 Midpark Way SE	dmacarthur@icmgroup.ca/403-256-5350	31,207	0	16,603	105	2	1981/2015
G8	Health Plus Building	290 Midpark Way SE	msprague@canreal.com/888-688-0608	31,359	2,586	10,453	197	3	1982
G8	205, 264 Midpark Way SE	205, 264 Midpark Way SE	clong@royalalpage.ca/403-860-9419	21,403	0	10,500	54	2	2006
G9	51 Sunpark Drive SE	51 Sunpark Dr SE	leasing@kennington.ca/403-215-0380	27,299	0	9,033	92	3	2005
G9	Sundance Place	23 Sunpark Dr SE	matt.lannon@colliers.com/brittany.block@colliers.com	177,107	-	-	-	4	2006
G9	Sundance 6000	6000, 15 Sunpark Pz SE	matt.lannon@colliers.com/brittany.block@colliers.com	32,013	-	-	-	3	2009
G9	Sundance 1000	1000, 15 Sunpark Plaza SE	matt.lannon@colliers.com/brittany.block@colliers.com	171,422	-	-	-	4	-
G9	Sunpark Plaza	40 Sunpark Plaza SE	lindsay.hills@nwhreit.com/403-282-9838	67,470	4,033	21,982	191	3	2005
G9	Fluor Canada Ltd Bldg	55 Sunpark Plaza SE		225,000	0	75,000	806	3	2000
H2	221 - 18 Street SE	221 18 St SE	rbc@telusplanet.net/403-681-0733	47,206	0	15,735	135	3	1981
H3	Snowdon Building	2010 11 St SE	ashley.kane@avisonyoung.com/403-571-4252	22,499	-	-	-	-	-
H3	8th Street Bsnss Centre	3603 8 St SE	jcoulter@adventcommercial.com/403-984-9812	83,449	0	83,449	112	1	1958/2008
H3	Woodstone Building	1207 13 St SE	svonvegesack@alliedreit.com/587-779-6154	34,106	0	11,200	20	2	1916/2009
H3	Atlantic Avenue Art Block	1011 9 Ave SE		180,427	36,123	45,106	450	4	2012
H4	Vintage Park - C	885 42 Ave SE		33,819		16,910	82	2	2000
H4	Vintage Park - B & C	855 42 Ave SE	chris.law@colliers.com/ 403-571-8769	33,485		16,660	231	-	2000
H4	Riverview	1210 58 Ave SE	allan.zivot@avisonyoung.com/403-232-4307	14,950		14,950	70	1	1973/2003
H4	1135 - 64th Avenue SE	1135 64 Ave SE	allan.zivot@avisonyoung.com/403-232-4307	43,295		21,648	0	2	-
H4	6325 - 12th Street SE	6325 12 St SE	allan.zivot@avisonyoung.com/403-232-4307	43,914			0	1	-
H4	6125 11th Street SE	6125 11 St SE	chris.law@colliers.com/callum.mcLaughlin@colliers.com/403-571-8769	-	-	-	72	-	-

Listings were confirmed ahead of publication by RedPoint Media, and leasing agents were included upon earliest response. To claim a property listed without contact information, note a correction or file a property for future consideration, please contact us at BOMA@redpointmedia.ca

SUBURBAN SOUTH

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BIDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
H4	Blackfoot Business Center	6204 6A St SE	matt.lannon@colliers.com/brittany.block@colliers.com	-	-	-	-	-	-
H4	1521 Hastings Cres	1521 Hastings Cres SE	gcondon@icmgroup.ca/403-256-5350	28,150	-	28,150	-	1	1972
H4	1561 Hastings Cres	1561 Hastings Cres SE	gcondon@icmgroup.ca/403-256-5350	41,756	-	41,756	-	1	1973
H4	EHS Partnerships Bldg	4303 11 St SE	pmackinnon@ehsp.ca/403-243-0700	12,000	0	12,000	48	1	1977
H4	Ronmor Bsnss Centre II	4242 7 St SE	kmorton@ronmor.ca/403-692-4535	29,000	3,450	14,400	147	2	2007
H4	4027 - 7th Street SE	4027 7 St SE	kmorton@ronmor.ca/403-692-4535	37,000	4,940	37,000	40	1	1955
H4	Ronmor Business Centre III	4129 8 St SE	kmorton@ronmor.ca/403-692-4535	50,000	0	50,000	128	1	2007
H4	1035 - 64th Avenue SE	1035 64 Ave SE	kmorton@ronmor.ca/403-692-4535	65,500	0	32,800	262	2	1977
H4	5925 - 12 Street SE	5925 12 St SE	Tanya.Shantz@edonmgmt.com/403-692-6468	88,518	0	44,259	94	2	1979
H4	Airstate Centre	1200 59 Ave SE	Tanya.Shantz@edonmgmt.com/403-692-6468	113,585	0	36,756	438	3	2009
H4	Riverview Atrium I	1209 59 Ave SE	Tanya.Shantz@edonmgmt.com/403-692-6468	61,418	0	29,212	172	2	1980
H4	6025 - 12 Street SE	6025 12 St SE	Tanya.Shantz@edonmgmt.com/403-692-6468	89,840	0	44,920	115	2	1978
H4	Riverview Atrium II	6025 11 St SE	Tanya.Shantz@edonmgmt.com/403-692-6468	95,171	0	32,130	282	3	1998
H5	Blackfoot Point Bsnss Pk	8832 Blackfoot Trail SE	alexi.olcheski@avisonyoung.com/403-232-4332	40,304	-	20,152	109	2	2013
H5	7180 - 11 Street	7180 11 St SE	dcarleton@riverparkproperties.ca/403-253-0600	25,369	0	11,000	81	2	1986
H5	7260 - 12 St SE	7260 12 St SE	jcoulter@adventcommercial.com/403-984-9812	85,121	0	50,716	186	2	1998
H5	Blackfoot Point Business	8820 Blackfoot Trail SE	peter.mayerchak@colliers.com/justin.mayerchak@colliers.com/jash.sandhu@colliers.com/callum.mclaughlin@colliers.com	132,600	-	-	-	-	-
H5	Meadows Mile	8500 Blackfoot Trail SE	justin.mayerchak@colliers.com/jash.sandhu@colliers.com/callum.mclaughlin@colliers.com/bryson.mayerchak@colliers.com	44,809	-	-	233	-	-
H5	7260 - 12 St SE	7260 12 St SE	jcourtney@naiadvent.com/403-869-8525	85,121	0	50,716	186	2	1998
H5	Glendeer Junction	30 Glendeer Circle SE	raremington@remingtoncorp.com/403-255-7003	20,258	0	10,000	245	2	1998
H6	37 Quarry Park Blvd SE	37 Quarry Park Blvd SE	alexi.olcheski@avisonyoung.com/403-232-4332	97,926	-	32,642	309	3	2013
H8	1530 - 9th Avenue SE	1530 9 Ave SE	alexi.olcheski@avisonyoung.com/403-232-4332	7,680	-	3,840	6	2	1973
H9	Chaparral Plaza	803 Chaparral Dr SE	lsylonyk@epicinvestmentservices.com/403-668-7205	15,812	15,812	-	71	1	2007
I2	575 - 28 Street SE	575 28 St SE	Tanya.Shantz@edonmgmt.com/403-692-6468	18,972	0	18,972	21	1	1981
I2	2936 Radcliffe Drive SE	2936 Radcliffe Dr SE	Tanya.Shantz@edonmgmt.com/403-692-6468	13,101	0	13,101	46	1	1980
I2	Radisson Centre	525 28 St SE	Tanya.Shantz@edonmgmt.com/403-692-6468	72,176	0	22,870	157	3	1981
I2	ADT Building	615 18 St SE	cbaradoy@artisreit.com/403-705-3573	30,932	-	-	73	2	1975
I2	Maynard Technology Ctr	1930 Maynard Rd SE	cbaradoy@artisreit.com/403-705-3573	153,219	-	-	246	-	1965/1996
I3	Deerfoot 17	2710 17 Ave SE	alexi.olcheski@avisonyoung.com/403-232-4332	68,098	0	10,900	160	7	1981
I4	Lafarge	2213 50 Ave SE	raremington@remingtoncorp.com/403-255-7003	32,377	0	15,888	146	2	2016
I5	Riverbend Atrium One	200 Rivercrest Dr SE	alexi.olcheski@avisonyoung.com/403-232-4332	88,157	-	44,078	287	2	1981
I5	109 Quarry Park	109 Quarry Park Blvd SE	brittany.block@colliers.com/matt.lannon@colliers.com	86,474	4	29,000	352	3	2009
I5	Quarry Park Blvd Ctr	110 Quarry Park Blvd SE	matt.binfet@colliers.com/kyle.bietz@colliers.com/callum.mclaughlin@colliers.com	103,206	0	34,000	374	3	2010
I5	7704 30th Street SE	7704 30 St SE	matt.binfet@colliers.com/kyle.bietz@colliers.com/callum.mclaughlin@colliers.com	14,157	-	-	-	-	1974
I5	Quarry Park N Campus - C	140 Quarry Park Blvd SE	nicci.fedorek@gwlr.com/403-777-0664	101,733	0	34,000	344	3	2008
I5	Quarry Crossing A	48 Quarry Park Blvd SE	raremington@remingtoncorp.com/403-255-7003	160,603	0	33,400	454	5	2015
I5	Quarry Park West	200 Quarry Park Blvd SE	raremington@remingtoncorp.com/403-255-7003	94,599	0	30,000	270	3	2009
I5	Quarry Crossing B	28 Quarry Park Blvd SE	raremington@remingtoncorp.com/403-255-7003	161,926	0	33,400	473	5	2015



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SUBURBAN SOUTH

MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BIDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
I5	Schneider Electric	150, 1100 Barlow Sq SE	raremington@remingtoncorp.com/403-255-7003	44,273	-	14,000	198	2	2020
I5	Quarry Central	115 Quarry Park Rd SE	spotter@morguard.com/403-266-1695	168,826	0	57,000	500	3	2012
I5	Glenmore Commerce Ctr	4000 Glenmore Crt SE	Tanya.Shantz@edonmgmt.com/403-692-6468	59,086	-	-	178	-	1979
I6	Douglasdale Executive Ctr	3355 114 Ave SE	lsyhlonk@epicinvestmentservices.com/403-668-7205	95,208	-	-	-	2	2009
I6	Douglasdale Business Ctr	3442 118 Ave SE	lsyhlonk@epicinvestmentservices.com/403-668-7205	70,246	-	-	-	1	2001
I6	3595-114 Avenue SE	3595 114 Ave SE	sflathers@telsec.ca/403-203-3000	16,000	3,000	-	75	2	2008
I6	Quarry Park N Campus - A	180 Quarry Park Blvd SE	-	104,209	0	35,000	318	3	2009
I6	Schlumberger	3220 118 Ave SE	403-232-4339	71,183	0	0	46	3	-
I7	Calfrac Bldg	335 25 St SE	cody.watson@collierscalgary.com/403-871-8760	22,058	23,000	0	100	1	-
I7	Mayland Heights Bldg	2424 2 Ave SE	info@guardianag.ca/403-374-2546	13,085	0	0	100	1	1973
I7	Stantec Centre	325 25 St SE	nicci.fedorek@gwlr.com/403-777-0664	202,341	0	33,723	558	6	2003/2012
I7	2912 Memorial Drive SE	2912 Memorial Dr SE	Tanya.Shantz@edonmgmt.com/403-692-6468	68,838	0	23,220	187	3	1979
I7	Alex Building	2840 2 Ave SE	cbaradoy@artisreit.com/403-705-3573	61,847	-	-	99	1	2000/2006
I7	WSP Building	405 18 St SE	cbaradoy@artisreit.com/403-705-3573	17,205	-	-	60	-	1966
I8	Deer Run Plaza	2099 146 Ave SE	gcondon@icmgroupp.ca/403-256-5350	12,266	4,724	12,266	-	1	1980
I9	Cranston Market	356 Cranston Rd SE	Kelly.Frank@fcr.ca/604-242-9046	84,032	75,629	4,200	436	1	2009
J2	East Calgary Health Ctr	4715 8 Ave SE	-	75,000	0	25,000	208	3	2009
J3	Clayburn Centre	1830 52 St SE	bruce.ferguson@lansdowne.ca/403-254-6440	72,495	54,278	35,190	170	2	1975
J4	200, 4949 51st Street SE	200, 4949 51 St SE	zack.darragh@colliers.com/brad.pilling@colliers.com	7,409	-	-	15	-	2004
J4	5811 46th Street SE	5811 46 St SE	ly.lalani@colliers.com/matt.lannon@colliers.com	29,738	-	-	-	-	-
J5	4770 - 72 Avenue SE	4770 72 Ave SE	alexi.olcheski@avisonyoung.com/403-232-4332	219,500	-	219,500	9	1	1990/2018
J5	7770 44th Street SE	7770 44 St SE	patrick.sailer@colliers.com	6,200	-	-	-	-	-
J5	Icon Business Park	10 Smed Lane SE	wjephcott@northamrealty.com/(416)977-7151	-	-	-	-	-	-
J7	Shepard Industrial - Bldg D	200,5126 126 Ave SE	scott.haffner@bentallgreenoak.com/403-703-8401	32,430	0	2,800	30	2	2008
J7	Shepard Industrial - Bldg C	100, 5126 126 Ave SE	scott.haffner@bentallgreenoak.com/403-703-8401	17,941	0	2,900	115	2	2006
J7	Shepard Industrial - Bldg A	12686 48 St SE	scott.haffner@bentallgreenoak.com/403-703-8401	32,452	0	2,400	100	2	2006
J7	Shepard Industrial - Bldg B	4948 126 Ave SE	scott.haffner@bentallgreenoak.com/403-703-8401	32,370	0	2,300	40	2	2005
J8	McKenzie Towne Ctr	20 & 48 McKenzie Towne Ave SE	403-257-6894	230,843	0	3,600	530	2	90/05/98/16
J8	Forest Hills Plaza	5315 17 Ave SE	mrahman@blackstonecommercial.com/dmulholland@blackstonecommercial.com/season@blackstonecommercial.com	45,958	1,522	45,958	80	1	1980
J9	Seton Professional Ctr	3815 & 3883 Front St SE	vw@viewwest.net/403-293-6027	93,802	0	15,634	370	3	2016
K3	The Gala Apartments	6923, 6971, 7029 16 Ave SE	ashley.kane@avisonyoung.com/403-571-4252	306,000	-	-	-	-	-
SW SOUTHWEST									
B3	Aspen Landing 2	339 Aspen Glen Ldg SW	mstallings@westpeaks.ca/403-716-3163	23,247	11,635	0	900	2	2009
B3	Aspen Landing 1	366 Aspen Glen Ldg SW	mstallings@westpeaks.ca/403-716-3163	22,920	13,056	0	900	2	2009
B3	Aspen Landing 3	333 Aspen Glen Ldg SW	mstallings@westpeaks.ca/403-716-3163	29,199	15,460	0	900	2	2009
B7	Market at West Springs	2882 85 St SW	lsyhlonk@epicinvestmentservices.com/403-668-7205	32,602	32,602	-	117	1	2013
B8	Springbank Hill Market	8529 17 Ave SW	rdarragh@ronmor.ca/403-692-4625	130,000	130,000	-	450	2	2023
D3	London Place West	5255 Richmond Pl SW	Kelly.Frank@fcr.ca/604-242-9046	157,000	68,419	76,381	328	1	1987/2013



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SUBURBAN SOUTH

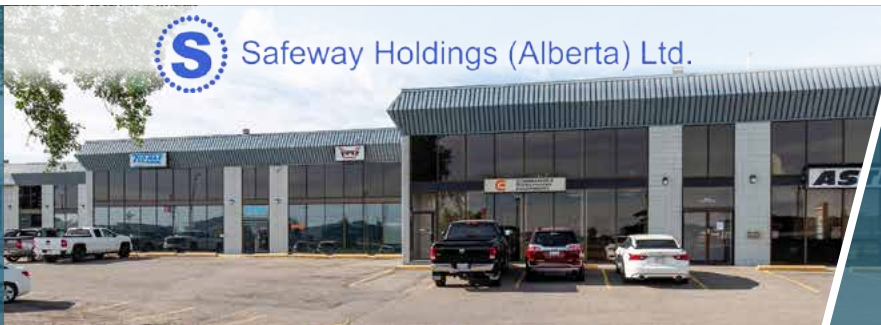
MAP REF	BUILDING NAME	ADDRESS	LEASING CONTACT (TELEPHONE/E-MAIL)	BIDG AREA	RETAIL AREA	AVG FL PLATE	PKNG STALLS	# OF FLOORS	BUILT/RENO
D3	Glenbrook Plaza	3715 51 St SW	Kelly.Frank@fcr.ca/604-242-9046	56,333	36,349	24,000	250	2	80/02/15
D3	Richmond Square	3915 51 St SW	travis.makoloski@fcr.ca/403-257-6894	99,643	80,126	101,721	342	1	1985
E4	Westmount 4838	4838 Richard Rd SW	bill.richards@quadreal.com/kyle.decaire@quadreal.com/403-202-7375	197,525	-	26,000	269	8	2008
E4	Westmount 5010	5010 Richard Rd SW	bill.richards@quadreal.com/kyle.decaire@quadreal.com/403-202-7375	33,529	3,000	13,000	123	3	2013
E4	Westmount 4906	4906 Richard Rd SW	bill.richards@quadreal.com/kyle.decaire@quadreal.com/403-202-7375	61,138	-	20,000	183	3	2009
E4	Westmount 4954	4954 Richard Rd SW	bill.richards@quadreal.com/kyle.decaire@quadreal.com/403-202-7375	80,380	-	21,000	245	4	2006
E4	Westmount 4820	4820 Richard Rd SW	bill.richards@quadreal.com/kyle.decaire@quadreal.com/403-202-7375	157,066	-	26,500	320	6	2013
E4	Lincoln Park Centre	2-22 Richard Way SW	lsyhonyk@epicinvestmentservices.com/403-668-7205	36,072	36,072	-	227	1	2000
E7	BOW45	4620 Bow Trail SW	leasing@opuscorp.ca/403-209-5555	24,109	9,332	8,036	99	3	2021
F3	Richter Plaza	2032 33 Ave SW	alexi.olcheski@avisonyoung.com/403-232-4332	12,901	6,901	6,669	15	2	1981
F3	LYFE Residential	2410 33 Ave SW	SGrassi@icmgroup.ca/403-650-9226	80,230	-	16,000	-	5	2019
F3	Marda Station	2215 33 Ave SW	lsyhonyk@epicinvestmentservices.com/403-668-7205	14,641	14,641	-	46	2	1999
G3	Mission Square	2424 4 St SW	alexi.olcheski@avisonyoung.com/403-232-4332	103,000	7,415	7,262	160	10	1978
G3	Mission Commercial Ctr	333 24 Ave SW	cassandra.hansen@jll.com/403-456-2233	53,307	20,000	21,000	88	3	2002 - 2013
G3	Alberta Professional Bldg	320 23 Ave SW	matt.lannon@colliers.com/403-571-8824	34,715	0	8,680	73	4	1970/2007
G3	Poplar Health & Wellness Ctr	5512 Macleod Trail SW	chris.law@colliers.com/callum.mclaughlin@colliers.com/jash.sandhu@colliers.com/nick.preston@colliers.com/403-571-8769	65,000	5,469	-	-	3	-
G3	Mission Centre	2303 4 St SW	matt.lannon@colliers.com/brittany.block@colliers.com	76,410	-	-	-	11	1974
G3	Maxwell Bates Block	2207 4 St SW		34,387	7,717	10,526	69	4	2013
G3	Trolley Square	508 24 Ave SW	vsolorzano@taurusgroup.com/403-629-3825	34,490	9,082	8,800	83	3	1963/16
G4	Chinook Professional Bldg	6455 Macleod Trail SW	peter.stack@cadillacfairview.com/403-571-2532	44,205	0	8,533	22	5	1965
G4	5824 - 2nd Street SW	5824 2 St SW	matt.lannon@colliers.com/403-571-8824	20,430	3,123	7,000	30	3	1979
G4	404 - 42nd Avenue SE	404 42 Ave SW	lsyhonyk@epicinvestmentservices.com/403-668-7205	23,901	23,901	23,901	-	1	1962
G4	Cathedral Energy	6060 3 St SE		71,192	0	0	110	2	1958
G4	Atrium Square	4014 Macleod Trail S	solin@blackstonecommercial.com/dmulholland@blackstonecommercial.com	45,825	14,299	15,275	-	3	1978
G4	Manchester Office Park	5440 1 St SW		27,847	0	0	218	1	-
G4	Manchester Office Park II	5550 1 St SW		48,667	0	24,333	0	2	-
G5	Centre 70	7015 Macleod Trail SW	lrobertson@barclaystreet.com/403-290-0178	132,329	12,658	-	235	9	1977
G5	20/20	2020 4 St SW	matt.lannon@colliers.com/brittany.block@colliers.com/403-571-8824	129,876	-	-	-	6	2013
G5	Rockyview Health Ctr - Bldg I	1011 Glenmore Trail SW	lindsay.hills@nwhreit.com/403-282-9838	68,815	2,483	17,204	122	4	1977
G5	Rockyview Health Ctr - Bldg II	1016 68 Ave SW	lindsay.hills@nwhreit.com/403-282-9838	53,416	0	26,707	303	2	1975/2009
G5	Glenmore Professional Ctr	1201 Glenmore Trail SW	lindsay.hills@nwhreit.com/403-282-9838	138,256	1,016	23,042	388	6	2007
G5	Horton Park	9705 Horton Rd SW	dmulholland@blackstonecommercial.com/seaston@blackstonecommercial.com	53,565	6,923	-	-	-	1976
G5	8715 Horton Road SW	8715 Horton Rd SW	sflathers@telsec.ca/403-203-3000	20,000	-	10,000	-	2	1974/2020
G5	Sovereign Centre	6700 Macleod Trail S	dpayne@triovest.com	99,919	13,282	14,274	272	7	2001
G5	Heritage Station	8835 Macleod Trail SW	commercialleasing@westcorp.net/780-431-3300	110,416	81,305	0	491	2	2015
G5	Heritage Square	8500 Macleod Trail SE	cbaradoy@artisreit.com/403-705-3573	315,152	-	-	851	5	1981
G6	Southland Court	10601 Southport Rd SW	AWallace@berezan.ca/403-508-5016	71,031	8,190	23,000	350	3	1980
G6	Southland Tower	10655 Southport Rd SW	AWallace@berezan.ca/403-508-5016	209,643	421	14,585	638	13	1982

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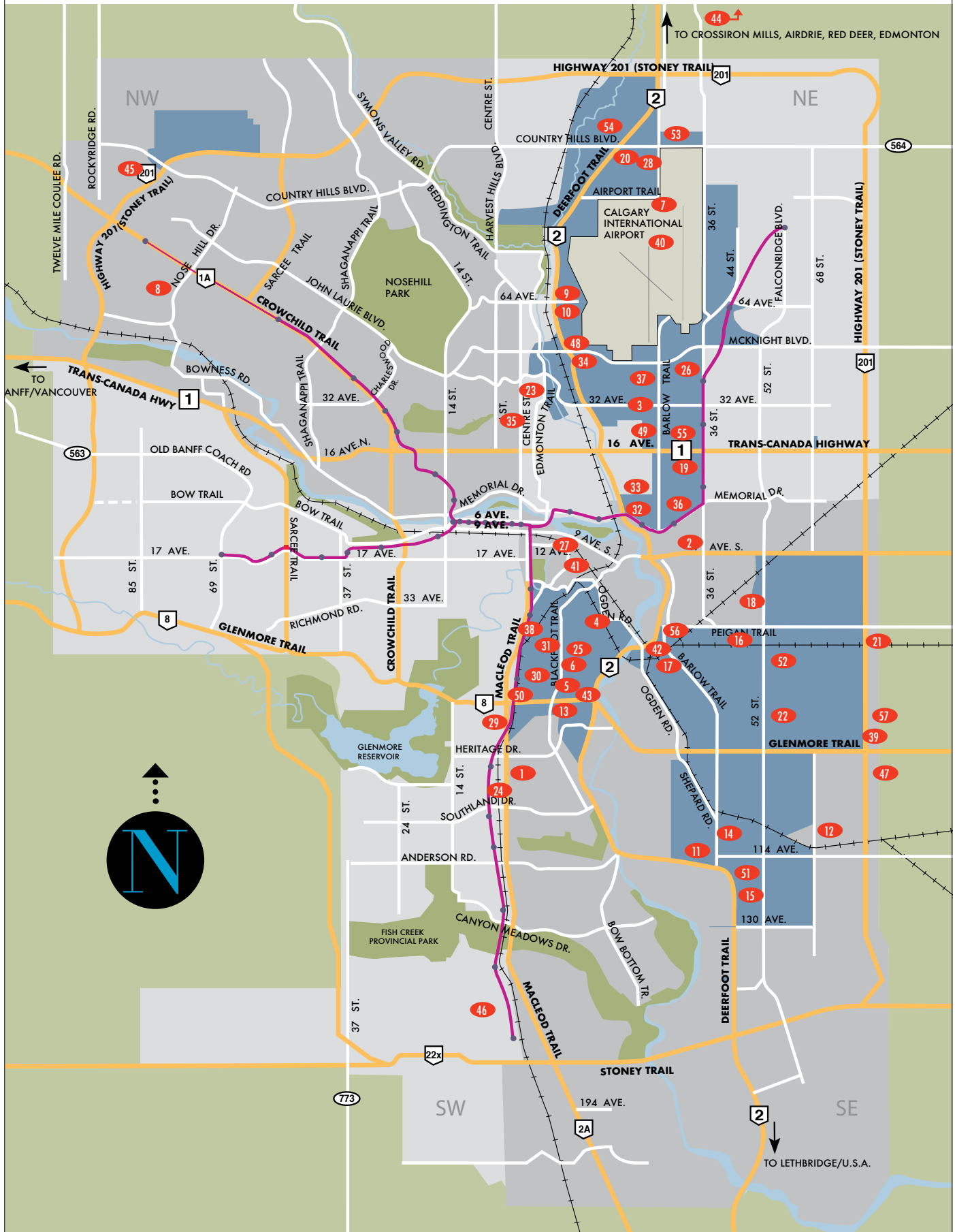
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INDUSTRIAL											
Buildings listed in bold have been certified through BOMA BEST, the leading environmental certification program for commercial buildings. See www.bomabest.com for updates											
BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT	
1 ACADIA											
2 AIRWAYS											
Classic Truck	2121 41 Ave NE		Andre Borle 403.291.3199/ aborle@estancia.ca	18,877	MT	2,400-9,828	21	DD			
2169 and 2181 41 Ave NE	2169/2181 41 Ave NE		Andre Borle 403.291.3199/ aborle@estancia.ca	15,066	MT	3,008-6,016	22	DD			
Pilot	2180/2200 39 Ave NE		Andre Borle 403.291.3199/ aborle@estancia.ca	21,782	MT	2,200+	21	DD			
Big Dog	3501 23 St NE		Andre Borle 403.291.3199/ aborle@estancia.ca	30,799	MT	2,112-14,784	21				
Focus Building	4321 23B ST NE		Andre Borle 403.291.3199/ aborle@estancia.ca	21,364	MT	1500+	24	DD			
McKnight Building	1437 47 Ave NE		Andre Borle 403.291.3199/ aborle@estancia.ca	89,501	MT	3,000-12,000		LD			
Classic	1925 39 Ave NE		Andrew Borle 403.291.3199/ aborle@estancia.ca	32,573	MT	3,000-9,000	21	DD			
4220 - 23rd Street NE	4220 23 St NE		Jeff Buziak (403) 807-2183/ jeff@palliserrealty.com	22,659		1,500 - 3,000		Surface	N	1979	
4120 - 23rd Street NE	4120 23 St NE		Jeff Buziak (403) 807-2183/ jeff@palliserrealty.com	24,431		3,500 - 10,000		Dock/Surface	N	1979	
2255 22 St NE	2255 22 St NE	Y	Jeff Juhala 604 689 2711/ jjuhala@concertproperties.com	61,000	S		24	LD/DD	N	1997	
2305 22 St NE	2305 22 St NE	Y	Jeff Juhala 604 689 2711/ jjuhala@concertproperties.com	82,982	MT		24	LD/DD	N	1998	
3100/3110 12 St NE	3100/3110 12 St NE	Y	Jeff Juhala 604 689 2711/ jjuhala@concertproperties.com	37,763	MT		24	LD/DD	N	1998	
4019 23 St NE	4001 to 4019 23 St NE	Y	Shane Henke 403 536 6542/ shenke@dream.ca	15,766	MT	1,440 - 3,360	16	DD	N	1976	
3 ALBERT PARK											
4 BONNYBROOK											
4150 14A St SE	4150 14A St SE		Rick Pauloski 403 259 2886/ rickp.harmin@shaw.ca	30,200						1967	
1400 41 Ave SE	1400 41 Ave SE		Rick Pauloski 403 259 2886/ rickp.harmin@shaw.ca	30,720						1967	
1500 41 Ave SE	1500 41 Ave SE		Rick Pauloski 403 259 2886/ rickp.harmin@shaw.ca	16,000						1967	
1400 42 Ave SE	1400 42 Ave SE		Rick Pauloski 403 259 2886/ rickp.harmin@shaw.ca	15,600						1967	
1500 42 Ave SE	1500 42 Ave SE		Rick Pauloski 403 259 2886/ rickp.harmin@shaw.ca	12,800						1967	
5 BURBANK											
6303 Burbank Rd SE	6303 Burbank Rd SE		Rick Pauloski 403 259 2886/ rickp.harmin@shaw.ca	20,600							
6 BURNS INDUSTRIAL											
6020 - 11 Street SE	6020 11 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	29,008						1980	
6120 - 11 Street SE	6120 11 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	38,256						1978	
6125 - 12 Street SE	6125 12 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	43,899						1977	
6320 - 11 Street SE	6320 11 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	46,214						1978	
1220 - 59 Avenue SE	1220 59 Ave SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	60,032						1979	
1110 - 58 Avenue SE	1110 58 Ave SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	81,398						1973	
Heat Transfer Plant (HTP)	6324 10 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	29,520						1998	
5925 - 12 Street SE	5925 12 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	67,061						1979	
6025 - 12 Street SE	6025 12 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	71,397						1978	
5925 - 12 Street SE	5925 12 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	88,518						1979	
6025 - 12 Street SE	6025 12 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	89,840						1978	
Airstate Centre	1200 59 Ave SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	113,585						2009	
Riverview Atrium	1209 59 Ave SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	61,418						1980	
Riverview Atrium II	6025 11 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	95,171						1998	
6120 - 11 Street SE	6120 11 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	38,256						1978	
6125 - 12 Street SE	6125 12 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	43,899						1977	
6320 - 11 Street SE	6320 11 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	46,214						1978	
1220 - 59 Avenue SE	1220 59 Av SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	60,032						1979	
1110 - 58 Avenue SE	1110 58 Ave SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	81,398						1973	
Heat Transfer Plant (HTP)	6324 10 St SE	Y	Tanya Shantz (403) 692-6468/ Tanya.Shantz@edonmgmt.com	29,520						1977	
Burnsland	5726 Burleigh Cres SE		Jeff Buziak (403) 807-2183/ jeff@palliserrealty.com	56,000		5,000 - 11,000		Dock	N	1979	
7 CALGARY INTERNATIONAL AIRPORT											
McCall North Trade Park A	8001 21 St NE		Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	99,985		4,000 - 25,000				1988	
8 CROWFOOT											
155 Crowfoot Way	155 Crowfoot Way		Sean Flathers 403-203-3000/ sflathers@telsec.ca	15,316	MT	5,319 9,997		DD		1989	
9 DEERFOOT											
7015 8 ST NE	7015 8 St NE		Ben Oldfield 403-355-3002/ Ben_Oldfield@manulife.com	14,540	S		22	DD/LD	N	1978	
Honda	7019 8 St NE		Ben Oldfield 403-355-3002/ Ben_Oldfield@manulife.com	14,234	S		22	DD/LD	N	1978	
Harris Building	6732 8 St NE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	118,011		20,000 - 45,000	20	LD/DD	N	1985	
10 DEERFOOT BUSINESS CENTRE											
1128 64 Ave NE	1128 64 Ave NE	Y	Jeff Juhala 604 689 2711/ jjuhala@concertproperties.com	37,664	S		24	LD/DD	N	1997	
1145 65 Ave NE	1145 65 Ave NE	Y	Jeff Juhala 604 689 2711/ jjuhala@concertproperties.com	27,819	S		24	LD/DD	N	1998	
Calgary Airfreight & Logistics Ctr	46 Aero Dr NE	Y	Nicci Fedorek 403 777 0664/ nicci.fedorek@gwlr.com	83,516	ST	85,316	24	LD/DD	N	2007	
Calgary Airfreight & Logistics Ctr	47 Aero Dr NE	Y	Nicci Fedorek 403 777 0664/ nicci.fedorek@gwlr.com	101,646	MT	6,500-36,192	24	DD	N	2009	
Calgary Airfreight & Logistics Ctr	49 Aero Dr NE	Y	Nicci Fedorek 403 777 0664/ nicci.fedorek@gwlr.com	65,150	MT	6,500-19,687	24	DD	N	2009	
Calgary Airfreight & Logistics Ctr	52 Aero Dr NE	Y	Nicci Fedorek 403 777 0664/ nicci.fedorek@gwlr.com	111,937	MT	26,335-54,750	28	LD/DD	N	2007	
Calgary Airfreight & Logistics Ctr	58 Aero Dr NE	Y	Nicci Fedorek 403 777 0664/ nicci.fedorek@gwlr.com	140,000	MT	38,351-50,750	28	LD/DD	N	2008	
11 DOUGLASDALE											
3320 - 3336 114 Ave SE	3320 to 3336 114 Ave SE		Sean Flathers 403-203-3000 sflathers@telsec.ca	19,911	MT	3,939 8,032		DD		1999	

INDUSTRIAL

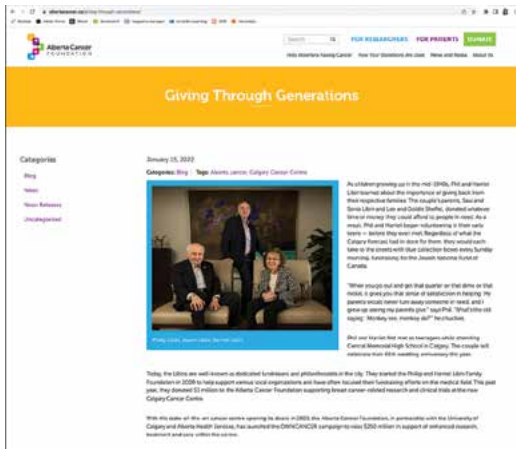
BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT
3132 118 Ave SE	3132 118 Ave SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	63,451	ST			DD		2004
3595 114 Ave SE	3595 114 Ave SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	20,371	MT	9,982 - 20,371		DD		2007
11500 35 St SE	11500 35 St SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	69,062	MT	1,148 - 22,656		DD		1999
11505 35 St SE	11505 35 St SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	25,456	MT	9,550 - 15,906		DD		2004
3130 114 Ave SE	3130 114 Ave SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	13,819	ST			DD		2000
3364 114 Ave SE	3364 114 Ave SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	20,000	ST			DD		2000
3400-3424 114 Ave SE	3400 to 3424 114 Ave SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	19,908	MT	2,370 - 3,332		DD		2001
3500-3520 114 Ave SE	3500-3520 114 Ave SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	23,081	MT	3,510 - 6,768		DD		2002
12 DUFFERIN										
South Glenmore Distribution Centre	5500 84 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	345,674	MT	90,000 - 146,000	30	LD/DD	N	2008
13 FAIRVIEW										
Glenmore Centre 20	550 71 Ave SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	58,576	MT	1,000 - 20,000			N	1982
Glenmore Centre 21	616 71 Ave SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	21,974	MT	3,000 - 13,000	20	DD	N	1985
Glenmore Centre 07	6810 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	31,803	MT	3,000 - 30,000	20	LD	N	1978
Glenmore Centre 08	6812 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	57,089	MT	3,000 - 30,000	20	LD	N	1978
Glenmore Centre 10	6908 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	31,467	MT		18	LD	N	1978
Glenmore Centre 11	6910 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	19,957	MT	2,000 - 10,000	22	LD	N	1978
Glenmore Centre 02	7003 5 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	52,825	MT	3,000 - 15,000	20	DD	N	1975
Glenmore Centre 03	7004 5 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	79,441	MT		20	DD/LD	N	1975
Glenmore Centre 01	7007 5 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	23,265	MT		20	DD/LD	N	1974
Glenmore Centre 24	7121 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	19,274	MT		21	LD	N	1982
Glenmore Centre 22	7131 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	29,841	MT		21	DD	N	1982
Glenmore Centre 05	610 70 Ave SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	44,233	MT	1,500 - 12,000	20	LD	N	1985
Glenmore Centre 23	7111 6 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	64,939	MT		20	LD	N	1985
Glenmore Centre Industrial	611-615 & 7210 - 76105 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	168,045	MT		22	LD	N	1975
Glenmore Centre 19	7710 5 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	58,604	MT	500 - 5,000			N	1976
14 EASTLAKE										
CHR Warehouse	3961 106 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	153,089	ST					2006
Chevron	4055 106 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	153,087	ST		32			04/05
Wolsely	10775 42 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	86,973	ST					2005
Kal Tire	10999 40 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	20,200	ST					2007
Eastlake Business Centre 2	11133 40 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	80,143	MT					2006
Eastlake Business Centre 1	11150 38 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	420,943	MT	17,710	32	LD	N	2006
Eastlake Portico Building A	3900 106 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	116,140	MT	19,271	24	DD/LD	N	2005
Eastlake Industrial Building B	3967 112 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	101,089	MT	25,272	28	DD/LD	N	2006
Eastlake Portico Building B	4000 106 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	252,567	MT	126,283	28	DD/LD	N	2006
Eastlake Industrial Building B	4069 112 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	84,459	MT	21,114	28	DD/LD	N	2006
Eastlake Portico Building C	4100 106 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	189,215	MT	94,607	28	DD/LD	N	2006
Eastlake II	4141 110 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	139,418	MT	42,063	28	DD/LD	N	2008
Eastlake I	11195 42 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	165,385	MT	55,312	28	DD/LD	N	2007
4615 112 Ave SE (100)	4615 112 Ave SE #100		Sean Flathers 403-203-3000/ sflathers@telsec.ca	16,183	MT	1,730 - 1,838		DD		2012
4615 112 Ave SE (200)	4615 112 Ave SE #200		Sean Flathers 403-203-3000/ sflathers@telsec.ca	14,411	MT	1,713 - 1,845		DD		2012
4615 112 Ave SE (300)	4615 112 Ave SE #300		Sean Flathers 403-203-3000/ sflathers@telsec.ca	26,598	MT	3,156 - 8,672		DD		2012
4615 112 Ave SE (400)	4615 112 Ave SE #400		Sean Flathers 403-203-3000/ sflathers@telsec.ca	23,341	MT	3,248 - 13,756		DD		2012
15 EAST SHEPARD										
16 EASTFIELD										
Eastfield II	4788 50 Ave SE	Y	Nicci Fedorek 403-777-0664/ nicci.fedorek@gwlr.com	39,839	MT	7,248 - 9,191	18	DD	N	2001
Eastfield I	4807-4923 47 St SE	Y	Nicci Fedorek 403-777-0664/ nicci.fedorek@gwlr.com	235,758	MT	16,171 - 75,437	28	LD	N	2000
17 FOOTHILLS										
7503 35 St SE	7503 35 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	219,151	MT	8,021 - 32,000	23	LD/DD	Y	1975
3716 56 Ave SE	3716 56 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	48,300	MT	2,600	19	DD	N	1980
3925 56 Ave SE	3925 56 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	50,320	MT	4,000	20	DD	N	1980
Park 61	4215 61 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	57,420	MT	6,400	18	DD	N	1976
Park 61	4315 61 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	57,206	MT	6,400	18	LD/DD	N	1976
Park 61	4415 61 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	42,820	MT	4,800	18	DD	N	1978
Park 61	4451 61 Ave SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	43,056	MT	4,800	18	DD	N	1978
5550 36 St SE	5550 36 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	47,118	MT	1,200 - 3,000	18	DD	N	1980
5700 Barlow Tr SE	5700 Barlow Trail SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	12,718	MT	1400	18	DD	N	1980
5915 40 St SE	5915 40 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	27,873	MT	1,200 - 2,000	16	DD	N	1980
5815 40 St SE	5815 40 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	40,300	MT	1,200 - 2,000	16	DD	N	1981
5935 35 St SE	5935 35 St SE	Y	Aurora Elliott 403-235-3443/ Aurora.Elliott@choicereit.ca	36,060	MT	1,400 - 4,000	18	DD	N	1979
Foothills Phase II Building D	4639 72 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	235,119	MT	268,094	35	LD	N	1994
Foothills Phase III Building E	4920 - 5280 72 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	293,761	MT	70,696	28	LD	Y	1994
Trillium C	7007 54 St SE (Bldg C)	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	86,115	MT		24	LD	N	2009

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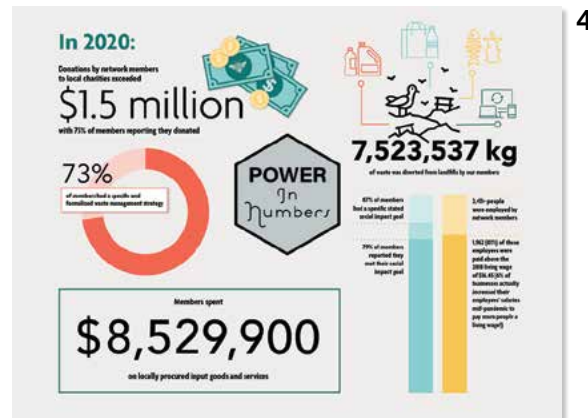
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2



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3



4

5



- 1 Custom photography
- 2 Custom blog and photography for client platforms
- 3 Cervical ACTION Canada Society's sponsorship package
- 4 Be Local's 2020 interactive digital impact report
- 5 Custom ad design



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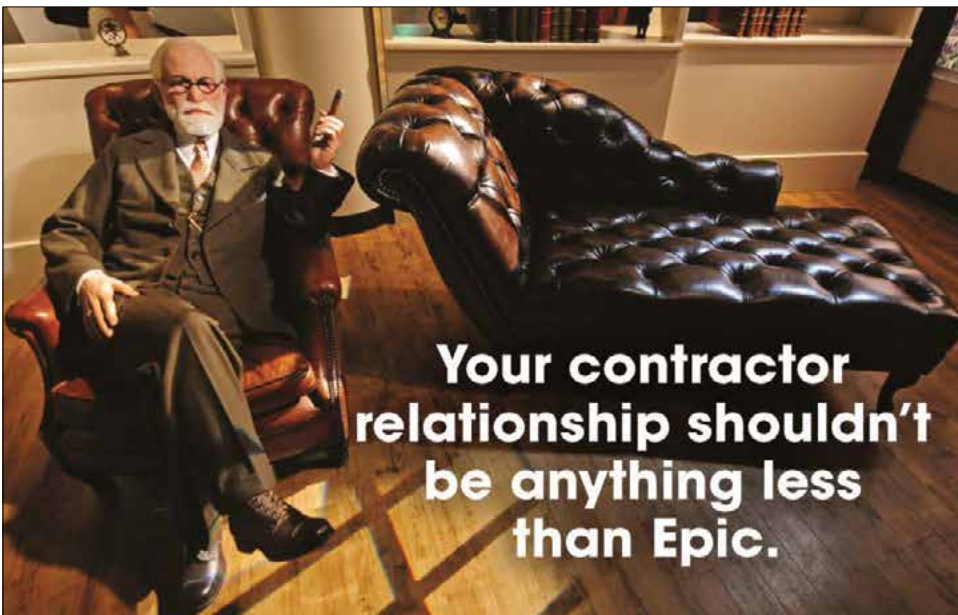


INDUSTRIAL

BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT
Trillium D	7007 54 St SE (Bldg D)	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	91,894	MT		24	LD	N	2009
Foothills Phase VII	7115 48 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	111,500	MT	22,300	31	LD	N	2007
Foothills Phase VI Building B	7139 44 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	138,872	MT	46,290	28	LD	Y	1991
Foothills Phase VI Building A	7151 44 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	157,764	MT	52,588	28	LD	Y	1991
Foothills Phase II Building B	7403 48 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	91,791	MT	44,615	25	LD	N	1994
Foothills Phase II Building C	7505 48 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	264,459	MT	259,289	29	LD	Y	1994
2915 to 2925 - 58 Avenue SE	2925 58 Ave SE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	15,608	MT	2,400 - 3,200	16	DD	N	1976
3503 to 3521 - 61 Avenue SE	3521 62 Ave SE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	13,454	MT	1,200 - 2,400	13	LD/DD	N	1975
South Glenmore Dist Centre	5350 86 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	345,674						
Barlow Centre	4760 72 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	224,723	MT	31,700 - 171,600	28	LD/DD	Y	1990
52nd St Commerce Centre	5251 48 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	96,076	MT	14,400 - 33,800	28	DD	N	2000
8203 - 31st Street SE	8203 31 St SE		Jeff Buziak (403)-807-2183/ jeff@palliserrealty.com	11,200		1,500 - 3,000		Surface	N	1977
Canwell	4510 76 Ave SE	Y	Jeff Juhala 604-689-2711/ jjuhala@concertproperties.com	62,174	S	62,174		LD	N	1979
4747 - 54th Ave SE	4747 54 Ave SE	Y	Jeff Juhala 604-689-2711/ jjuhala@concertproperties.com	75,560	MT	12,833 - 28,075		LD	Y	1980
7803 35th Street SE	7803 35 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	188,798	MT	13,000-60,000	20	LD/DD	N	1979
7504 - 30 St SE	7504 30 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	138,729	MT	16,000-116,000				
3916 - 61 Ave SE	3916 - 61 Ave SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	99,978	MT	32,000 - 67,676				
7803 35th Street SE	7803 35 St SE	Y	John Vautour 403-536-3549/ jvautour@dream.ca	188,798	MT	13,000-60,000				1979
6804 to 6818 Barlow Trail	6818 30 St SE	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	29,998	MT	3,000 - 13,000	16	LD/DD	N	1976
7004 to 7042 Barlow Trail	7042 30 St SE	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	94,029	MT	4,100 - 16,500	18	LD/DD	N	1976
52nd St Business Centre (North)	4800 52 St SE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	157,933		9,200 - 32,000	24	LD/DD	N	2000
52nd St Business Centre (South)	4900 52 St SE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	163,529		9,200 - 32,200	24	LD/DD	N	2000
Prime Foothills North A	4605-4649 52 Ave SE		Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	220,471		35,000 - 65,000				
Prime Foothills North B	4707-4733 52 Ave SE		Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	158,796		30,000 - 45,000				
Prime Foothills North C	5003-5052 52 Ave SE		Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	163,554						
Prime Foothills North D	5211-5241 52 St SE		Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	75,000		10,000 - 45,000				
5920 30 St SE	5920 30 St SE	Y	Rick Pauloski 403-259-2886/ rickp.harmin@shaw.ca	30,720	MT		20	DD/DI		1975
5940 30 St SE	5940 30 St SE		Rick Pauloski 403-259-2886/ rickp.harmin@shaw.ca	30,720						1975
6112 30 St SE	6112 30 St SE		Rick Pauloski 403-259-2886/ rickp.harmin@shaw.ca	30,720						1977
Foothills West Building	2510 61 Ave SE	Y	Shannon Potter 403-213-9701/ spotter@morguard.com	183,192	MT	43,690-79,500	28	LD	N	1999
Foothills East Building	2600 61 Ave SE	Y	Shannon Potter 403-213-9701/ spotter@morguard.com	181,474	MT	33,470-83,065	30	LD	N	1999
Veritas Building	2700 61 Ave SE	Y	Shannon Potter 403-213-9701/ spotter@morguard.com	43,000	MT	43,000	28	DD/LD	N	1999
9112 to 9192 Foothills South Bus Ctr	9192 52 St SE	Y	Shannon Potter 403-213-9701/ spotter@morguard.com	129,725	MT	9,613-22,310	25	DD	N	2005
Tull Business Park - Bldg 1	5342 72 Ave SE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	84,165	MT		24	LD/Di		2006
Tull Business Park - Bldg 2	5330 72 Ave SE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	12,160	MT		20	Drive-In		2013
Tull Business Park - Bldg 3	5334 72 Ave SE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	16,670	MT		20	Drive-In		2013
18 FOREST LAWN										
19 FRANKLIN										
1220 - 28 Street NE	1220 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	70,733						1978
3016 - 10 Avenue NE - Odd	3016 10 Ave NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	72,343						1977
3016 - 10 Avenue NE - Even	3016 10 Ave NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	50,706						1977
3103 - 14th Avenue NE	3103 14 Ave NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	78,432						1985
1410 - 28th Street NE	1410 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,250						1977
1420 - 28th Street NE	1420 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,200						1998
1430 - 28th Street NE	1430 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,400						1998
1440 - 28th Street NE	1440 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,200						1998
1450 - 28th Street NE	1450 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,167						1998
1460 - 28th Street NE	1460 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,400						1998
1470 - 28th Street NE	1470 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,324						1998
1480 - 28th Street NE	1480 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,400						1998
2912 Memorial Drive SE	2912 Memorial Dr SE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	68,838						1979
1220 - 28 Street NE	1220 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	70,733						1978
3016 - 10 Avenue NE - Odd	3016 10 Ave NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	72,343						1977
3016 - 10 Avenue NE - Even	3016 10 Ave NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	50,706						1977
3103 - 14th Avenue NE	3103 14 Ave NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	78,432						1985
1410 - 28th Street NE	1410 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,250						1998
1420 - 28th Street NE	1420 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,200						1998
1430 - 28th Street NE	1430 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,400						1998
1440 - 28th Street NE	1440 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,200						1998
1450 - 28th Street NE	1450 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,167						1998
1460 - 28th Street NE	1460 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,400						1998
1470 - 28th Street NE	1470 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,324						1998
1480 - 28th Street NE	1480 28 St NE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	20,400						1998
20 FREEPORT										

INDUSTRIAL

BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT
85 Freemont Blvd NE	85 Freemont Blvd NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	52,682	MT		28	LD	N	2008
89 Freemont Blvd NE	89 Freemont Blvd NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	154,986	MT		28	LD	N	2008
Airport Park A	10707 25 St NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	122,493	MT		28	LD	N	2007
Airport Park B	10725 25 St NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	95,788	MT		28	DD/LD	N	2008
Airport Park C	10761 25 St NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	90,551	MT		28	LD	N	2009
Airport Park D	10710 25 St NE		Brett Baker 403-355-3396/ bbaker@triovest.com	147,000			28			
Airport Park E	10720 25 St NE		Brett Baker 403-355-3396/ bbaker@triovest.com	96,123			28			
Airport Park F	10700 25 St NE		Brett Baker 403-355-3396/ bbaker@triovest.com	96,123			29			
Airport Park G	10770 25 St NE		Brett Baker 403-355-3396/ bbaker@triovest.com	144,129			30			
21 FRONTIER										
22 GREAT PLAINS										
Great Plains A	5329 72 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	92,387	MT	1,200-5,600	26	LD	N	01/02
Great Plains B	5353 72 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	180,155	MT	41,000-83,062	28	LD	N	2002
Great Plains C	5381 72 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	201,524	MT	15,497-62,177	28	LD	N	01/02
Hopewell J	5555 69 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	254,351	MT	57,000-108,000	28	LD	N	2002
Hopewell L	5664 69 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	309,690	MT	50,000-124,000	28	LD	N	2005
Hopewell K	5667 69 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	169,093	ST	169,093	28	LD	N	2007
Hopewell EandF	6900 54 St SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	149,957	MT	9,500-75,000	28	LD	N	2007
Great Plains Industrial Park Bldg. 1	5800 79 Ave SE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	393,674	MT	18,700+	32	Dock	N	2013
Great Plains Industrial Park Bldg. 2	5805 76 Ave SE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	301,673	MT	14,300+	28	Dock	N	2013
Great Plains Industrial Park Bldg. 3	5840 76 Ave SE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	384,931	MT	17,600+	32	Dock	N	2015
Great Plains / Kraft	5801 72 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	411,560	MT	205,780	28	DD/LD	N	2009
Grasslands Logistics Centre	5730 80 Ave SE	Y	Shannon Potter 403-213-9701/ spotter@morguard.com	213,851	MT	26,400-146,467	32	DD/LS	N	2020
Tull Business Centre-Building 1	8009 57 St SE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	80,945	MT		24	LD/DI		2012
Tull Business Centre - Building 2	7875 57 St SE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	61,664	MT		24	LD/DI		2012
GPBP Building A	5855 68 Ave SE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	454,977	ST					
GPBP Building B	7095 64 St SE		Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca		MT					
GPBP Building D	7155 64 St SE		Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca		MT					
23 GREENVIEW										
Springer	4127 & 4131 Edm. Tr NE		Andre Borle 403-291-3199/ aborle@estancia.ca	25,474	MT	2,000-6,000	17	DD		
Pockar Park Building C	4300 5 St NE		Kim West 403-276-2269/ kim@pockargroup.com	16,808	ST		19	LD/DD		1994
Pockar Park Building D	4416 5 St NE		Kim West 403-276-2269/ kim@pockargroup.com	20,640	MT	3,800-5,800	14	DD		1980
Pockar Park Building K	4429 6 St NE		Kim West 403-276-2269/ kim@pockargroup.com	24,400	MT	3,000-6,000	19	DD		1979
Pockar Park Building E	4500 5 St NE		Kim West 403-276-2269/ kim@pockargroup.com	42,471	MT	3,690-7,700	21			1981
Pockar Park Building J	4539 6 St NE		Kim West 403-276-2269/ kim@pockargroup.com	29,280	MT	3,600-7,500	19	DD		1979
Pockar Park Building EE	4600 5 St NE		Kim West 403-276-2269/ kim@pockargroup.com	42,471	MT	8,000-20,000	21	DD		1981
Pockar Park Building I	4619 6 St NE		Kim West 403-276-2269/ kim@pockargroup.com	29,280	MT	3,600-7,200	19	DD		1979
Pockar Park Building F	4632 5 St NE		Kim West 403-276-2269/ kim@pockargroup.com	20,000	MT	4,000-12,000	18	DD		1980
Pockar Park Building H	4639 6 St NE		Kim West 403-276-2269/ kim@pockargroup.com	24,400	MT	3,000-3,200	19	DD		1980
Pockar Court Building B	625 42 Ave NE		Kim West 403-276-2269/ kim@pockargroup.com	33,450	ST		9	LD		1976



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BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT
Pockar Park Building L	640 42 Ave NE		Kim West 403-276-2269/ kim@pockargroup.com	48,297	MT	4264-4611				
24 HAYSBORO										
9715 Horton Rd SW	9715 Horton Rd SW		Sean Flathers 403-203-3000/ sflathers@telsec.ca	17,754	MT	1,387 - 3,716		DD		1974
9727 Horton Rd SW	9727 Horton Rd SW		Sean Flathers 403-203-3000/ sflathers@telsec.ca	17,070	MT	1,490 - 4,532		DD		1979
9805 Horton Rd SW	9805 Horton Rd SW		Sean Flathers 403-203-3000/ sflathers@telsec.ca	21,136	MT	1,440 - 9,000		DD		1978
9815 Horton Rd SW	9815 Horton Rd SW		Sean Flathers 403-203-3000/ sflathers@telsec.ca	16,021	ST			DD		1972
25 HIGHFIELD										
1557 to 1569 Hastings Cres	1561 Hastings Cres SE		ICM Property Services Inc 403-256-5350/ knault@icmpropertyservices.ca	41,756	MT		24	LD/DI	N	1972
4324 12 St SE	4324 12 St SE		ICM Property Services Inc 403-256-5350/ knault@icmpropertyservices.ca	28,000	MT		22	LD/DD	N	1970
1301 to 1313 Hastings Cr SE	1301 Hastings Cres SE		ICM Property Services Inc 403-256-5350/ knault@icmpropertyservices.ca	26,700	MT	4,500	16	LD/DD&D	N	1971
1517 to 1521 Hastings Cr SE	1521 Hastings Cres SE		ICM Property Services Inc 403-256-5350/ knault@icmpropertyservices.ca	28,150	MT		22	LD/DD	N	1972
915 to 935 48 Ave SE	935 48 Ave SE		Jim Edwardson 403-540-0238/ jim@manchesterproperties.ca	48,320	MT	3,300 to 8,400	15	DI		1968
4027 - 7th St SE	4027 7 St SE		Kalen Morton 403-692-4635/ kmorton@ronmor.ca.	37,953	MT	4,800-12,500		LD	N	1955
4040 Blackfoot Trail SE	4040 Blackfoot Trail SE		Kalen Morton 403-692-4635/ kmorton@ronmor.ca.	145,000	MT	13,900-83,000		LD	N	1956
1345 Highfield Cres SE	1345 Highfield Cres SE		Kim West 403-276-2269/ kim@pockargroup.com	14,190	ST		21	DD		1997
1350 - 42 Avenue SE	1350 42 Ave SE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	163,318						1974
1444/1448 Hastings	1444/1448 Hastings Cres SE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	18,550						1971
1350 - 42 Avenue SE	1350 42 Ave SE	Y	Tanya Shantz 403-692-6468/ Tanya.Shantz@edonmgmt.com	163,318						1974
26 HORIZON										
2712 - 37th Ave. NE	2712 - 37th Ave. NE		Jeff Buziak 403-807-2183/ jeff@palliserrealty.com	56,000		7,500 - 40,000		Surface	N	1975
Hopewell Business Park Bldg A	2730 39 Ave NE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	110,494		10,000 - 21,000	24	LD/DD	N	2000
Hopewell Business Park Bldg H	2765 48 Ave NE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	98,744		28,900 - 40,000	24	LD/DD	N	2002
Hopewell Business Park Bldg G	2808 Hopewell Pl NE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	64,318		10,000 - 38,000	24	LD/DD	N	2005
Hopewell Business Park Bldg E	4152 27 St NE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	97,105		9,400 - 75,000	24	LD/DD	N	2005
Hopewell Business Park Bldg B	4300 26 St NE	Y	Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	110,944		33,800 - 77,200	24	LD/DD	N	2000
2721 Hopewell Place NE	2721 Hopewell Pl NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	37,690					N	
Tull Horizon	3805 34 St NE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	38,972	MT		24	Drive-In		1995
27 INGLEWOOD										
1439 10 Avenue SE	1439 10 Ave SE		Sean Fillion 403-988-1605 sfillion@blackstonecommercial.com			4,412	18	D	N	
28 JACKSONPORT										
29 KINGSLAND										
30 MANCHESTER										
3851 Manchester Road SE	3851 Manchester Rd SE		Jeff Buziak 403-807-2183/ jeff@palliserrealty.com	30,397		2,600 - 8,000		Surface	N	1974
Manchester B	347 58 Ave SE	Y	Jeff Juhala 604-689-2711/ jjuhala@concertproperties.com	52,644	MT	2,302 - 6,912	16	LD/DD	N	1971
Manchester C	6019 3 St SE	Y	Jeff Juhala 604-689-2711/ jjuhala@concertproperties.com	36,800	MT	3,569 - 9,200	16	LD/DD	N	1971
EMCO	224 61 Ave SE	Y	Jeff Juhala 604-689-2711/ jjuhala@concertproperties.com	48,560	S	48,560		LD	N	1980
31 MANITOU										
423 Manitou Road SE	423 Manitou Rd SE		Patrick Sailer 403-538-2525/ patrick.sailer@collierscalgary.com	8,550	Vacant	5,000	18	DD	N	2012
32 MAYLAND										
33 MAYLAND HEIGHTS										
Mayland C	2421 Center Ave		Charles Starke 403-374-2546/ info@guardianag.ca	30,111	Tenant	4,800	18		Y	1978/9
Mayland	2410 2 Ave		Charles Starke 403-374-2546/ info@guardianag.ca	46,072	Tenant	3,100 - 6,600	20		Y	1978/9
Nexus	2424 2 Ave		Charles Starke 403-374-2546/ info@guardianag.ca	12,800	Tenant	12,800	20	D		1978/9
34 McCALL										
Engels	4709 14 St NE		Andre Borle 403-291-3199/ aborle@estancia.ca	27,845	MT	3000+		LD		
McCall Park	1323 44 Ave NE		Andre Borle 403-291-3199/ aborle@estancia.ca	41,905	MT	1000+				
McCall Park	1331 44 Ave NE		Andre Borle 403-291-3199/ aborle@estancia.ca	41,905	MT					
3420 12 St NE	3420 12 St NE		Ben Oldfield 403-355-3002/ Ben_Oldfield@manulife.com	57,345	MT		N/A	DD/LD	N	1978
Timbertown	3440 12 St NE		Ben Oldfield 403-355-3002/ Ben_Oldfield@manulife.com	57,337	MT		18	DD/LD	N	1978
1135 to 1149 - 45 Avenue NE	1149 45 Ave NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	21,589	MT	2,700	16	LD	N	1974
1139 to 1165 - 40 Avenue NE	1165 40 Ave NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	57,473	MT	4,096 - 20,480	20	LD/DD	N	1974
4402 to 4434 - 10 Street NE	4434 10 St NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	54,030	MT	2,880 - 14,400	16	LD/DD	N	1974
4502 to 4516 - 10 Street NE	4516 10 St NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	28,695	MT	3,600 - 7,200	16	LD	N	1974
4504 to 4576 - 14 Street NE	4576 14 St NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	57,249	MT	1,440 - 4,320	16	LD/DD	N	1976
4620 to 4640 - 11 Street NE	4640 11 St NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	21,167	MT	1,920	16	LD/DD	N	1971
4710 to 4760 14 Street NE	4760 14 St NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	73,022	MT	1,780 - 9,000	18	LD/DD	N	1976
4710 to 4760 14 Street NE	4760 14 St NE	Y	Bryon Leece 403-470-9833/ bleece@dream.ca	73,022	MT	1,780 - 9,000	18	LD/DD	N	1976
Bay 3 - 4709 14 Street NE	4709 14 St NE		Ian Burak 403-466-7841/ iburak@blackstonecommercial.com			3,014	18	DK	N	
35 MERIDIAN										
36 MERIDIAN FRANKLIN										
37 NORTH AIRWAYS										
2220 39 Ave NE	2220 39 Ave NE		ICM Property Services Inc 403-256-5350/ knault@icmpropertyservices.ca	2,991	ST				N	1976
38 NORTH MANCHESTER										
505 34 Ave SE	505 34 Ave SE		Jim Edwardson 403-540-0238/ jim@manchesterproperties.ca	12,845	MT	2,000 - 3,000	15	DI		1960



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BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT
519 34 Ave SE	519 34 Ave SE		Jim Edwardson 403-540-0238/ jim@manchesterproperties.ca	19,247	MT	1,400 - 2,500	15	DI		1965
501 to 529 Manchester	529 36 Ave SE	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	57,191	MT	3,500 - 14,100	18	LD	N	1974
530 to 544 Manchester	544 38A Ave SE	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	23,987	MT	3,000-6,000	16	DD	N	1974
535 to 561 Manchester	561 36 Ave SE	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	41,425	MT	2,400 - 22,340	16	DD/LD	N	1974
39 PATTON										
40 PEGASUS										
McCall North Trade Park B	2100 78 Ave NE		Darcy Payne 403-303-2483/ darcy.payne@bentallgreenoak.com	76,546		350 - 3,463				1980
41 PORTLAND										
Portland St Depot	2344 Portland St SE	Y	Shannon Potter 403-213-9701/ spotter@morguard.com	477,686	MT	8,050-134,816	29	DD/LD	N	2001
42 RANGEWINDS										
Rangewinds Bsnss Park - Bldg B	2419 52 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	46,630	MT	6,000 - 18,000	24	LD/DD	N	2000
Rangewinds Bsnss Park - Bldg A	2425 52 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	75,083	MT	7,700 - 21,000	24	LD/DD	N	2000
Rangewinds Bsnss Park - Bldg H	2331 50 Ave SE	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	39,543	MT	3,500 - 8,000	24	DD	N	2008
Rangewinds Bsnss Park - Bldg C	2355 52 Ave SE (C)	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	70,246	MT	8,100 - 24,500	24	LD/DD	N	2004
Rangewinds Bsnss Park - Bldg D	2305 52 Ave SE (D)	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	76,962	MT	7,200 - 11,700	24	LD/DD	N	2004
Rangewinds Bsnss Park - Bldg E	5500 22 Street SE (E)	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	266,785	S	266,785	30	LD/DD	N	2006
Rangewinds Bsnss Park - Bldg F	5500 22 Street SE (F)	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	130,000	S	130,000	28	LD/DD	N	2006
Rangewinds Bsnss Park - Bldg G	2312 52 Ave SE (G)	Y	Colin Macdonald 403-303-2413/ cmacdonald@bentallkennedy.com	65,675	MT	8,200 - 16,600	24	LD/DD	N	2008
43 RIVERVIEW										
Burns Building	6325 11 St SE		Kalen Morton 403-692-4635/ kmorton@ronmor.ca.	70,750	MT	2,000-19,000		LD	N	57/14
1035 - 64th Avenue SE	1035 64 Ave SE		Kalen Morton 403-692-4635/ kmorton@ronmor.ca.	44,367	ST			LD	N	1977
44 ROCKYVIEW										
Fedex	265250 Wrangler Cres	Y	Jeff Juhala/604-689-2711/ jjuhala@concertproperties.com	33,231	S	33,231		LD	N	
45 ROYAL VISTA										
46 SHAWNESSY										
47 SHEPARD										
8800 Venture Avenue SE	2120 - 8800 Venture Ave SE		Ian Burak/403-466-7841/ iburak@blackstonecommercial.com			3,600	22	DI	N	
8800 Venture Avenue SE	2128 - 8800 Venture Ave SE		Ian Burak/403-466-7841/ iburak@blackstonecommercial.com			3,600	22	DI	N	
Shepard Industrial - Bldg A	12686 48 St SE	Y	Scott Haffner/403-703-8401/scott.haffner@bentallgreenoak.com	32,452	S		22	DD	N	2006
Shepard Industrial - Bldg B	4948 126 Ave SE	Y	Scott Haffner/403-703-8401/scott.haffner@bentallgreenoak.com	32,370	MT	3,000	22	DD	N	2005
Shepard Industrial - Bldg C	100-5126 126 Ave SE	Y	Scott Haffner/403-703-8401/ Scott.haffner@bentallgreenoak.com	17,941	MT	3,000	22	DD	N	2006
Shepard Industrial - Bldg D	200-5126 126 Ave SE	Y	Scott Haffner/403-703-8401/scott.haffner@bentallgreenoak.com	32,430	MT	2,800	22	DD	N	2008
48 SKYLINE										
Skyline III	1003 55 Ave NE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	37,500	MT	2,200	18	LD/DD	N	1977
Skyline III	1007 55 Ave NE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	37,450	MT	2,200	18	LD/DD	N	1977
Skyline II	908 53 Ave NE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	60,075	MT	3,000-6,000	16	LD/DD	N	1977
Skyline I	1108 - 1120 53 Ave NE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	125,974	MT	1,300-4,800	18	LD	N	1977
1107-55th Avenue NE	1107 55 Ave NE	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	73,863	MT	10,331-21,211				
49 SOUTH AIRWAYS										
Western Commerce Court A	1665 32 Ave NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	64,055	MT	5,337	24	DD	N	2002
Western Commerce Court C	3000 16 St NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	47,733	MT	9,546	24	DD/LD	N	1999
Western Commerce Court B	3100 16 St NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	84,770	MT	12,110	24	DD/LD	N	2000
Western Commerce Court E	1605 32 Ave NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	69,263	MT		24	DD/LD	N	
Western Commerce Court F	3030 15 St NE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	81,535	MT		24	DD/LD	N	
South Airways	2016 25 Ave NE		Rick Pauloski 403-259-2886/ rickp.harmin@shaw.ca	33,750						1978
Vista Square	1936 25 Ave NE		Rick Pauloski 403-259-2886/ rickp.harmin@shaw.ca	34,000						
50 SOUTH MANCHESTER										
242 to 252 62 Ave SE	252 62 Ave SE		Jim Edwardson 403-540-0238/ jim@manchesterproperties.ca	17,500	MT	2,000 - 5,000	16	DI		1965
427 51 Ave SE	427 51 Ave SE		Jim Edwardson 403-540-0238/ jim@manchesterproperties.ca	12,980	MT	1,100 to 4,200	14	DI		1962
5080 12A Street SE	5080 12A St SE		Jim Edwardson 403-540-0238/ jim@manchesterproperties.ca	12,000	MT	1,000	19	DI		
Pit Par Building	427 58 Ave SE		Kalen Morton 403-692-4635/ kmorton@ronmor.ca	23,154	MT	4,000-7,000		LD	N	1963
102 to 114 Centre St	114 61 Ave SW	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	18,890	MT	2,700 - 8,100	14	LD/DD	N	1973
6023 to 6039 Centre St	6039 Centre St S	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	28,792	MT	1,800 - 3,600	15	LD	N	1973
6043 to 6055 Centre St	6055 Centre St S	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	25,200	MT	3,600 - 10,800	15	LD	N	1973
5824 - 5842 Burbank Rd. SE	5824 - 5842 Burbank Rd SE	Y	Melinda Richards 403-270-2477/ mrichards@dream.ca	39,845	MT	1,200 - 15,400	16	DD	N	1978
5330 1A St SW	5330 1A St SW		Rick Pauloski 403-259-2886/ rickp.harmin@shaw.ca	9,385						1972
51 SOUTHBEND										
12204 40 St SE	12204 40 St SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	26,901	MT	2,517 5,613		DD		2004
11929 40 St SE (100)	11929 40 St SE (100)		Sean Flathers 403-203-3000/ sflathers@telsec.ca	12,963	MT	1,550 1,634		DD		2006
11929 40 St SE (200)	11929 40 St SE (200)		Sean Flathers 403-203-3000/ sflathers@telsec.ca	15,048	MT	1,808 2,143		DD		2006
11979 40 St SE (100)	11979 40 St SE (100)		Sean Flathers 403-203-3000/ sflathers@telsec.ca	11,228	MT	1,337 1,413		DD		2003
11979 40 St SE (200)	11979 40 St SE (200)		Sean Flathers 403-203-3000/ sflathers@telsec.ca	24,660	MT	3,086 15,386		DD		2003
11979 40 St SE (400)	11979 40 St SE (400)		Sean Flathers 403-203-3000/ sflathers@telsec.ca	24,185	MT	6,067 16,319		DD		2004
12111 40 St SE	12111 40 St SE		Sean Flathers 403-203-3000/ sflathers@telsec.ca	28,621	MT	1,751 5,500		DD		2005

INDUSTRIAL

BUILDING NAME	BUILDING ADDRESS	BOMA MBR	LEASING CONTACT (PHONE/E-MAIL)	SIZE IN SQ. FT.	SINGLE/MULTI-TENANT	RANGE OF BAY SIZE	CLG HT	DOCK/DRIVE-IN	RAIL ACC.	YEAR BUILT
12143 40 St SE	12143 40 St SE		Sean Flathers 403-203-3000 sflathers@telsec.ca	29,718	MT	2,745 7,982		DD		2005
52 STARFIELD										
53 STONEGATE										
StoneGate Industrial Bldg. A	2626 Country Hills Blvd NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	413,012	MT	15,400 & up	32	Dock	N	2015
StoneGate Industrial Bldg. B	11550 Barlow Trail NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	608,823	MT	19,800 & up	36	Dock	N	2018
StoneGate Industrial Bldg. C	11358 Barlow Trail NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	61,047	MT	5,500 & up	24	Drive-in	N	2017
StoneGate Industrial Bldg. E	2638 Country Hills Blvd. NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	77,037	MT	5,500 & up	24	Drive-in	N	2015
StoneGate Industrial Bldg. 6A	10 Stonehill Place NE		Brendan Davies 403-234-3109/ bdavies@oneproperties.com	239,792	MT	13,200 & up	32	Dock	N	2019
StoneGate Industrial Bldg. 6B	10 Stonehill Place NE		Brendan Davies 403-234-3109/ bdavies@oneproperties.com	98,332	MT	8,800 & up	32	Dock	N	2019
StoneGate Industrial Bldg. D	11810 Barlow Trail NE		Brendan Davies 403-234-3109/ bdavies@oneproperties.com	176,796	MT	13,000 & up	32	Dock	N	2019
54 STONEY										
Stoney Industrial Centre Bldg. 1	1724 115 Ave NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	356,155	S	14,575 & up	28	Dock	N	2008
Stoney Industrial Centre Bldg. 2	1882 118 Ave NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	439,275	MT	17,600 & up	28	Dock	N	2008
Stoney Industrial Centre Bldg. 3	1881 120 Ave NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	316,513	MT	12,650 & up	28	Dock	N	2010
Stoney Industrial Centre Bldg. 4	11900 18 St NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	436,263	S	19,800 & up	32	Dock	N	2012
Stoney Industrial Centre Bldg. 5	12285 18 St NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	299,858	MT	17,600 & up	32	Dock	N	2013
Stoney Industrial Centre Bldg. 6	12290 18 St NE	Y	Brendan Davies 403-234-3109/ bdavies@oneproperties.com	416,473	S	19,800 & up	32	Dock	N	2013
55 SUNRIDGE										
Sunridge Business Park G	2121 29 St NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	57,150	MT	8,300 - 27,500	24	LD	N	1999
Sunridge Business Park C	2150 29 St NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	58,810	MT	5,200 - 15,000	24	LD	N	1999
Sunridge Business Park D	2151 32 St NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	57,225	MT	5,100 - 16,000	24	LD	N	1999
Sunridge Business Park F	2175 29 St NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	58,090	MT	10,000 - 22,000	24	LD	N	2000
Sunridge Business Park A	2256 29 St NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	57,941	MT	5,202 - 31,500	24	LD	N	2000
Sunridge Business Park J	2777 23 Ave NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	67,477	MT	12,900 - 26,300	24	LD	N	2001
Sunridge Business Park	2876 Sunridge Way NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	30,000	S	30,000	24	DD	N	2000
Sunridge Business Park I	2886 Sunridge Way NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	44,336	MT	10,600 - 33,630	24	LD	N	2000
Sunridge Business Park K	2928 Sunridge Way NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	57,223	MT	5,700 - 14,000	24	LD	N	2000
Sunridge Business Park H	2985 23 Ave NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	53,988	S	53,110	24	LD	N	2001
Sunridge Business Park E1	3030 Sunridge Way NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	27,086	MT	2,700-8,300	24		N	2000
Sunridge Business Park E2	3250 Sunridge Way NE	Y	Shane Henke 403-536-6542/ SHenke@dream.ca	26,026	S	27,180	24		N	2000
56 VALLEYFIELD										
Tull Valleyfield	4200 46 Ave SE		Target Realty Corp (Wayne Berry) 403-301-7728/ wayne@target-realty.com	52,360	MT		24	LD/DI		1999
Valleyfield Business Centre	2880 45 Ave SE A&B	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	224,782	MT	4,200-6,000	24	LD	N	01/03
Valleyfield Business Centre	2880 45 Ave SE C&D	Y	Aurora Elliot 403-235-3443/ Aurora.Elliott@choicereit.ca	47,794	MT	4,200-6,000	24	LD	N	01/03
Gateway Industrial Building B	2634 45 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	84,077	MT	14,012	26	DD/LD	N	1999
Gateway Industrial Building C	2726 45 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	98,949	MT	24,737	26	DD/LD	N	1999
Gateway Industrial Building D	2760 45 Ave SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	99,026	MT	33,008	26	DD/LD	N	1999
Gateway Industrial Building A	4550 25 St SE	Y	Brett Baker 403-355-3396/ bbaker@triovest.com	66,905	MT	13,381	26	DD/LD	N	1999
2634 45 Avenue SE	Bay 105 - 2634 45 Ave SE		Ian Burak 403 466 7841/ iburak@blackstonecommercial.com			13,500	20	DI	N	
57 WESTVIEW										



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Everyone is Talking About the Future of Calgary These Days



By Alex Sarian,
president and CEO,
Arts Commons

DURING MY FIRST MONTH as a Calgarian, I jokingly said to a colleague that I had never met a city that loved to talk about itself so much quite like Calgary.

As someone who fell in love hard with post-recession/pre-pandemic Calgary during my 2019 interview process with Arts Commons, nothing excites me more than to be able to roll my sleeves up with partners to proudly stake our claim as one of the best cities in the world. That said, I worry if we don't address two (of which I'm sure there are many) big elephants in the room, we'll collectively miss out on this once-in-a-generation opportunity.

First, we need to make sure we are crafting a new narrative for success that is unapologetically large and ambitious enough for all Calgary residents.

If I'm in a room with three well-intentioned Calgarians, there will be at least four definitions for what we should be doing about our future — and then we risk mindlessly spinning our wheels competing with one another about who's right, instead of finding the unifying, common-value proposition that can house all our desires and ambitions. All sectors are guilty of thinking they can single-handedly bring about Calgary 2.0 — even the arts community, which I am humble and grateful to be a part of.

On April 26 of last year, Calgary sent a strong message to itself and the world when city council approved the Greater Downtown Plan. While the plan, including a transformational initial investment of \$200 million, is just the beginning of what must be a long-term public/

First, we need to make sure we are crafting a new narrative for success that is unapologetically large and ambitious enough for all Calgary residents.

private commitment, it presented a unified narrative that interwove economic prosperity with community well-being. I will always remember the remarks of a startup CEO to council who said, when looking for a potential location to build a corporate headquarters, if he were to focus only on cost of living, he'd end up building a facility in the "middle of nowhere," with little hope of attracting the volume or quality of workforce he needs. Rather, he said, we must balance low cost of living (which Calgary has compared to other Canadian and American cities) with high quality of life — and that means investing in such things as public education, amenities, transportation and, yes, the arts.

Finally, our vision must be built on a mindset of abundance that celebrates who we are today, and not a scarcity mindset that seeks to pit people or sectors against each other.

I haven't shared this publicly, but, during the final stages of my interview process, someone pulled me aside to share a private opinion: "You don't really want to move to Calgary," they said. "The economic recession has devastated our city, making downtown undesirable and unsafe to be in. You're better off staying in New York."

That night, I found myself waiting 30 minutes for a table at what was Bar Von Der Fels (totally worth the wait, by the way). After which, I went down to a bustling and hustling 17th Avenue to check out the food and bar scene. I realized that, while I would never seek to diminish or deny the hardships people are going through, Calgary was booming with young, entrepreneurial energy.

Today, it feels like we are leaning into a bright new future. My first year in Calgary, I joked (sadly) that I would spend 50 per cent of my time trying to convince Calgarians about how great their city is. Today, I find myself doing this less and less. ■

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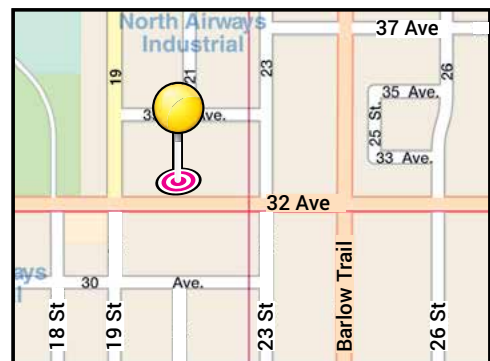
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