

**25, 1725 30 Avenue NE  
Calgary, Alberta**

**MLS # A2196917**



**\$10 per sq.ft.**

**Division:** South Airways

**Type:** Office

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 1,455 sq.ft.

**Zoning:** I-G

**Heating:** Forced Air

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** Concrete

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** none

Unit #25 is a second-floor office space with private entrance. Complete with multiple private offices, reception area and new LVP flooring. Corner unit with plenty of windows in a quiet concrete building. Offered at \$11.00 per ft<sup>2</sup> plus Opcosts (\$7.00), GST and utilities split with main level on a square foot basis. Rent works out to be \$2,291.62 per month incl GST, plus share of utilities.