



REAL ESTATE SERVICES

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# For Lease

## Industrial Office/Warehouse

### 11,383 SF +/-

**5855 - 9th Street SE**

**Calgary, AB**





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Calgary, AB

## Property Highlights

9,476 SF +/- Warehouse

1,907 SF +/- of Office Space/Kitchen/Washrooms

One Dock Door

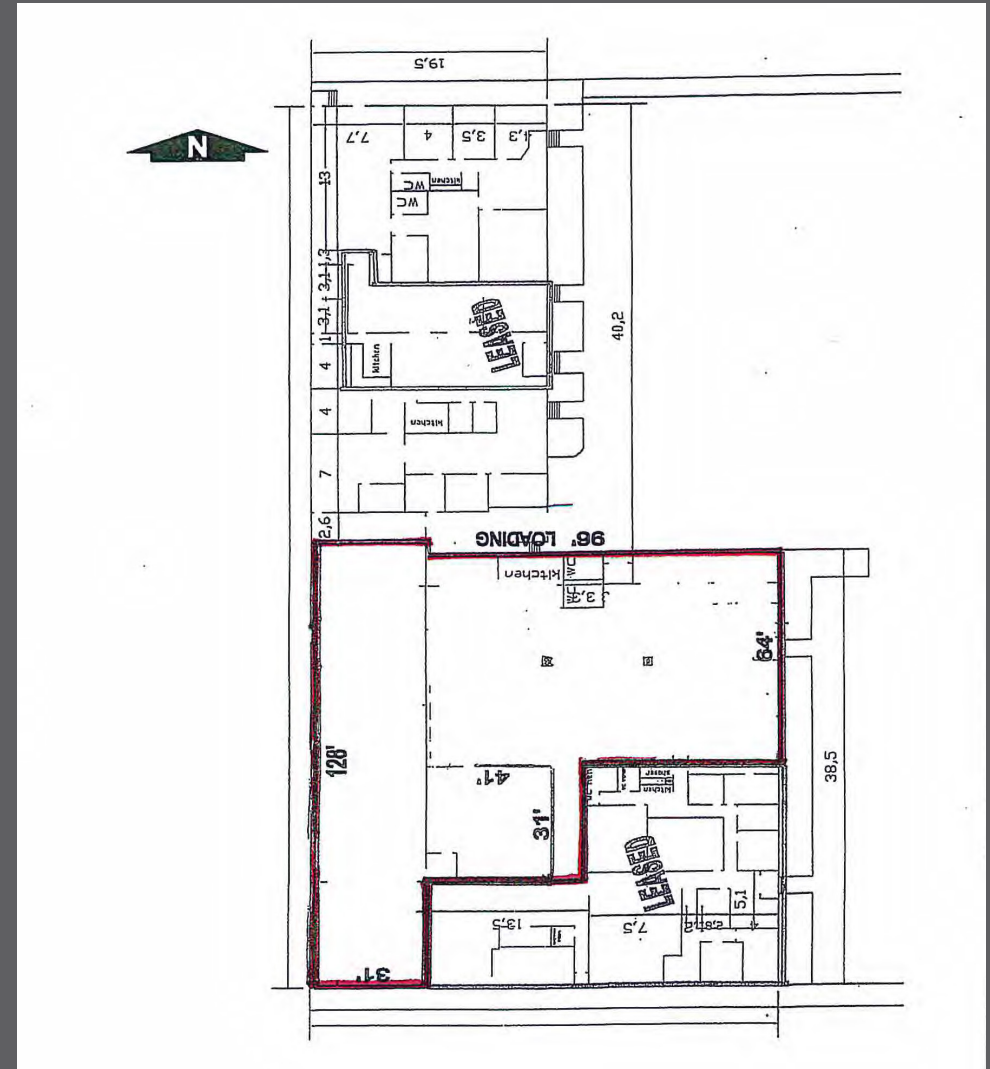
Op Costs: \$5.50/SF

Base Rate: \$10.00/SF

Term: 3-5 Years

Zoning: I-G (General Industrial)

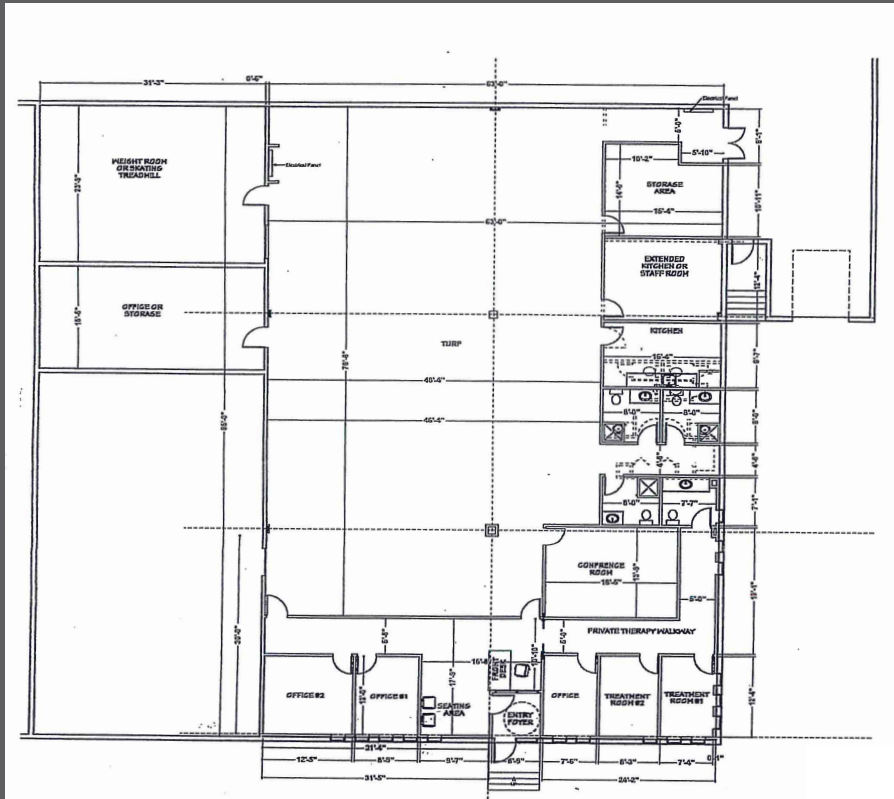
## Floor Plan



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## Office Build Out



## Property Location

