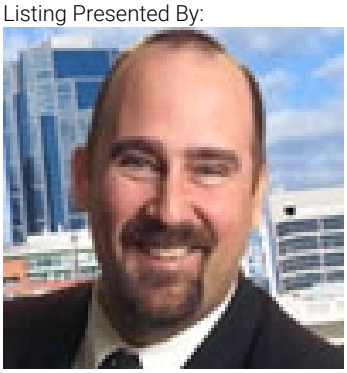


4015 17 Avenue Calgary Alberta

$35

Exceptional leasing opportunity on International Avenue (17 Avenue SE) at the prominent corner of 39 Street SE. Approximately 10,000 sq. ft. of medical and professional office space is currently available for lease, with multiple units offered in a variety of sizes to accommodate different business needs. This concrete 3-storey building is strategically located along one of the busiest commercial corridors in Southeast Calgary and is surrounded by a wide range of retail, professional, and service-oriented businesses. The main floor is anchored by an established medical clinic and pharmacy, creating an ideal environment for healthcare and related professional users.Units may be leased individually or combined to create larger premises. Each space features a generous reception and waiting area, multiple office rooms, and access to private or common washrooms. Excellent visibility, convenient access, and flexible leasing options make this an outstanding opportunity for medical, wellness, and professional office tenants. (id:6769)

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