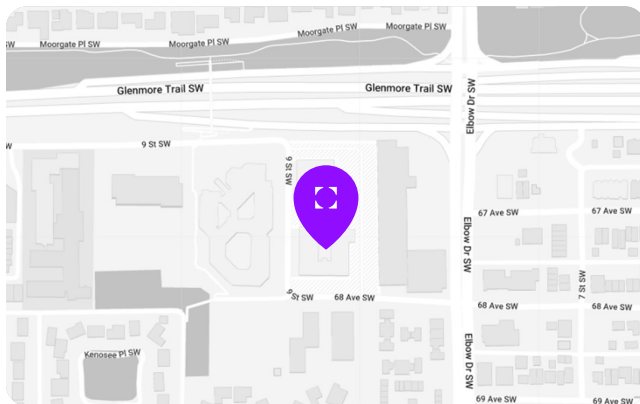




Rockyview Health Centre Building II

1016 68th Avenue SW, Calgary, Alberta



Leasing Inquiries



German Contreras
Leasing Manager

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Location Highlights



Major Intersection

Glenmore Trail and Elbow Drive SW



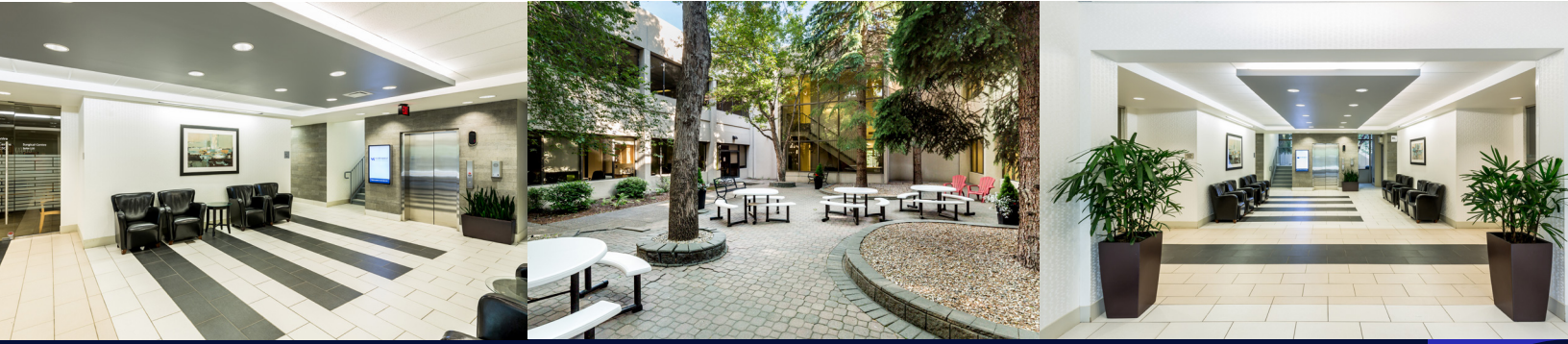
Major Intersection

1.9 km Rockyview General Hospital



Major Intersection

Bus 03 via Elbow Drive
Bus 09 via Glenmore Trail



Rockyview Health Centre Building II

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Property Description

Rockyview Health Centre (RHC) is a two-building medical campus comprised of RHC I and RHC II. Located approximately one kilometre from Rockyview General Hospital, the site is easily accessed by transit or by car via Glenmore Tr., Macleod Tr., and Elbow Dr. Rockyview Health Centre II is a two-story, 53,330 sq ft building with large, flexible floorplates designed around a landscaped central atrium. With an abundance of surface parking, the building is tenanted by a mix of medical professionals and healthcare services, including a surgical centre, maternity clinic, cardiology clinic, and a wide range of medical specialists.

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Property Highlights

Building Size	53,330 sq.ft.
Floors	2
Asking Rent Starting At	\$17.00
Additional Rent (est. 2023)	
Operating Costs	\$15.90
Realty Taxes	\$4.20
In Suite Cleaning Costs	\$1.60
Total	\$21.70 psf
Bike Storage	Outdoor
Parking	Surface
Electric Vehicle Chargers	No
Wired Score	Certified

NOTE: Asking Rent listed above is based on a standard medical office. Additional Rent listed above is an estimate and is subject to change.