

**AVISON
YOUNG**

Waterfront

216 Riverfront Avenue SW
Calgary, AB

For Lease



Prime Retail Space Available For Lease in Eau Claire!

Get more info.

Hani Abdelkader

Principal

D +1 403 232 4321

hani.abdelkader@avisonyoung.com

Kirk Steinberg

Associate

D +1 403 571 4257

kirk.steinberg@avisonyoung.com

Josh Rahme

Principal

D +1 403 232 4333

josh.rahme@avisonyoung.com

Emma MacIsaac

Client Services Coordinator

D +1 403 571 4256

emma.macisaac@avisonyoung.com

Morena Ianniello

Senior Client Services Specialist

D +1 403 232 4333

morena.ianniello@avisonyoung.com

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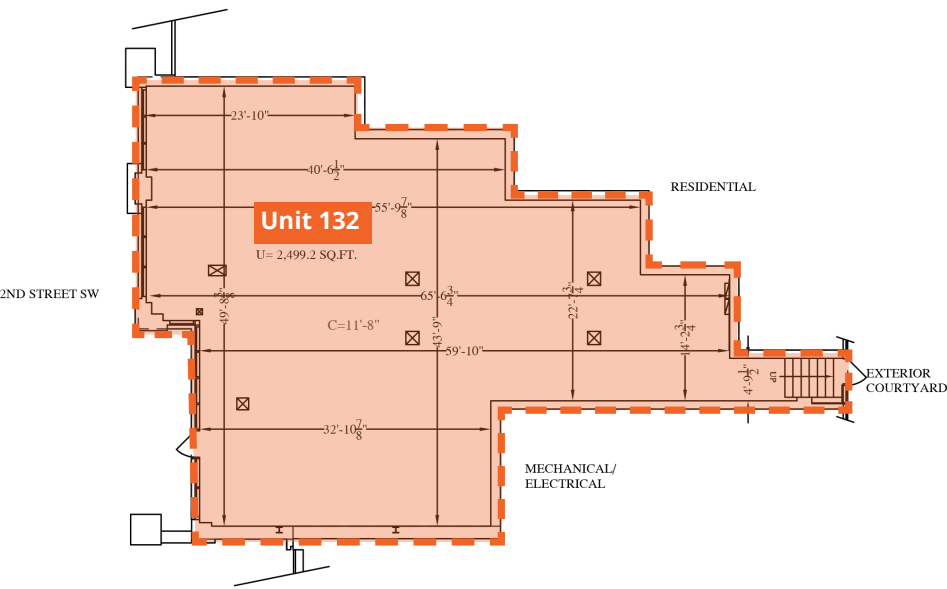
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Floor Plan



Site Plan



Particulars

Address: 216 Riverfront Avenue SW
Calgary, AB

Vacancy: Unit 132 | 2,499 sf

Additional rent: \$14.78 psf (est. 2024)

Availability: Immediate

Zoning: DC (Direct Control)

Highlights

- Within walking distance of the Bow River and Eau Claire Shopping Centre
- Main-floor retail in a high-rise building home to 1,000 sold-out residential units
- Other tenants include Minas Brazilian Steakhouse, Level 7 Salon, and Riverfront Wine & Spirits.
- Home to the single largest condominium development in Calgary

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Trade Area Demographics
Within 3 km

**133,568**
2023 Population

**339,179**
2023 Daytime Population

**71,045**
2023 Households

**\$130,540**
2023 Avg. Household Income



Deerfoot Trail



8 Min.

16 Avenue NW



10 Min.

Downtown



2 Min.

Airport



20 Min.

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Eighth Avenue Place, 4300, 525 - 8th Avenue SW | Calgary, AB T2P 1G1 | +1 403 262 3082

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