

**FOR SUBLEASE**



**1822 10 Ave SW**  
**CALGARY, AB**

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# PROPERTY SUMMARY

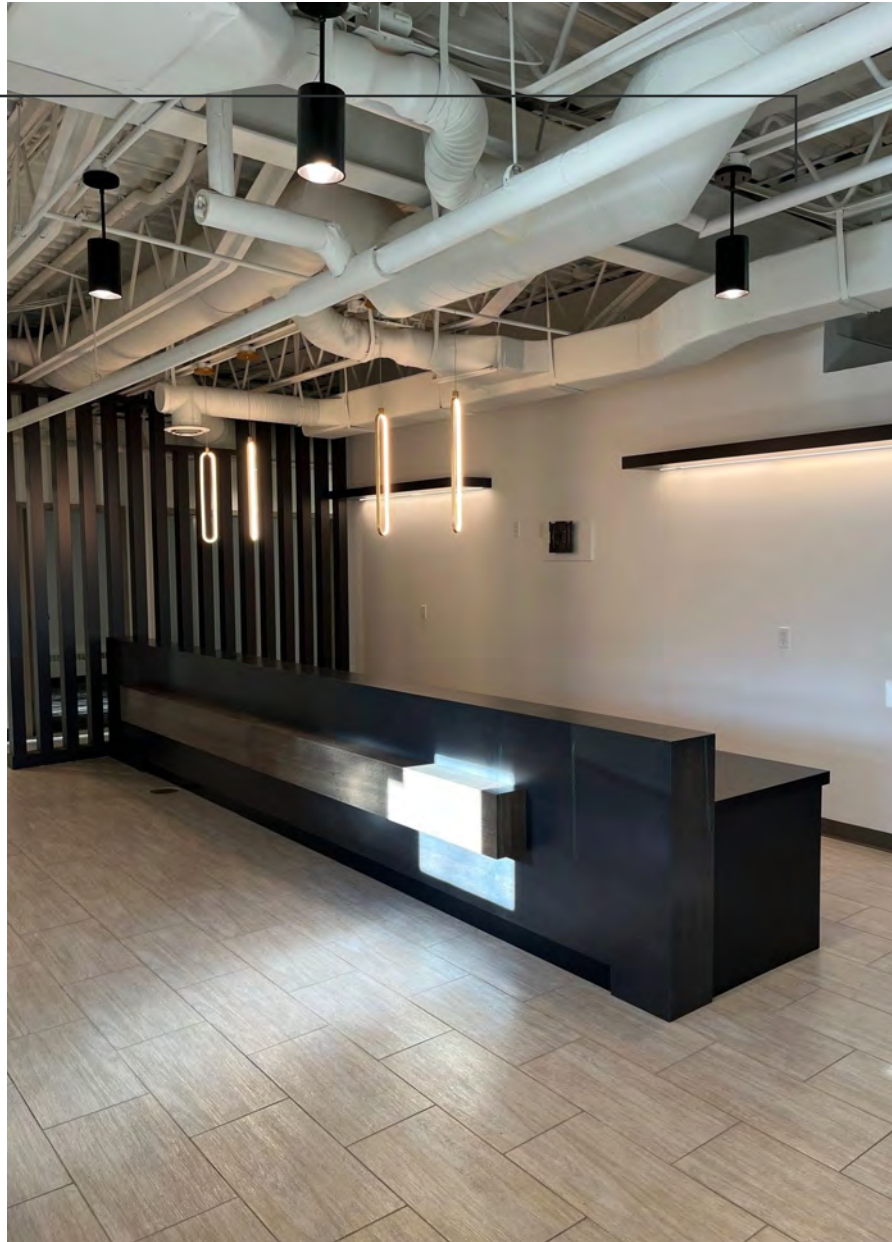
## HIGHLIGHTS

Beautifully improved full floor office opportunity for sublease in SW Calgary. Multiple private offices, boardroom, shower/change room, open reception and kitchen.

## OVERVIEW

Located in Calgary's SW beltline. Short walk to the Sunalta LRT Station, plus many local restaurants and amenities.

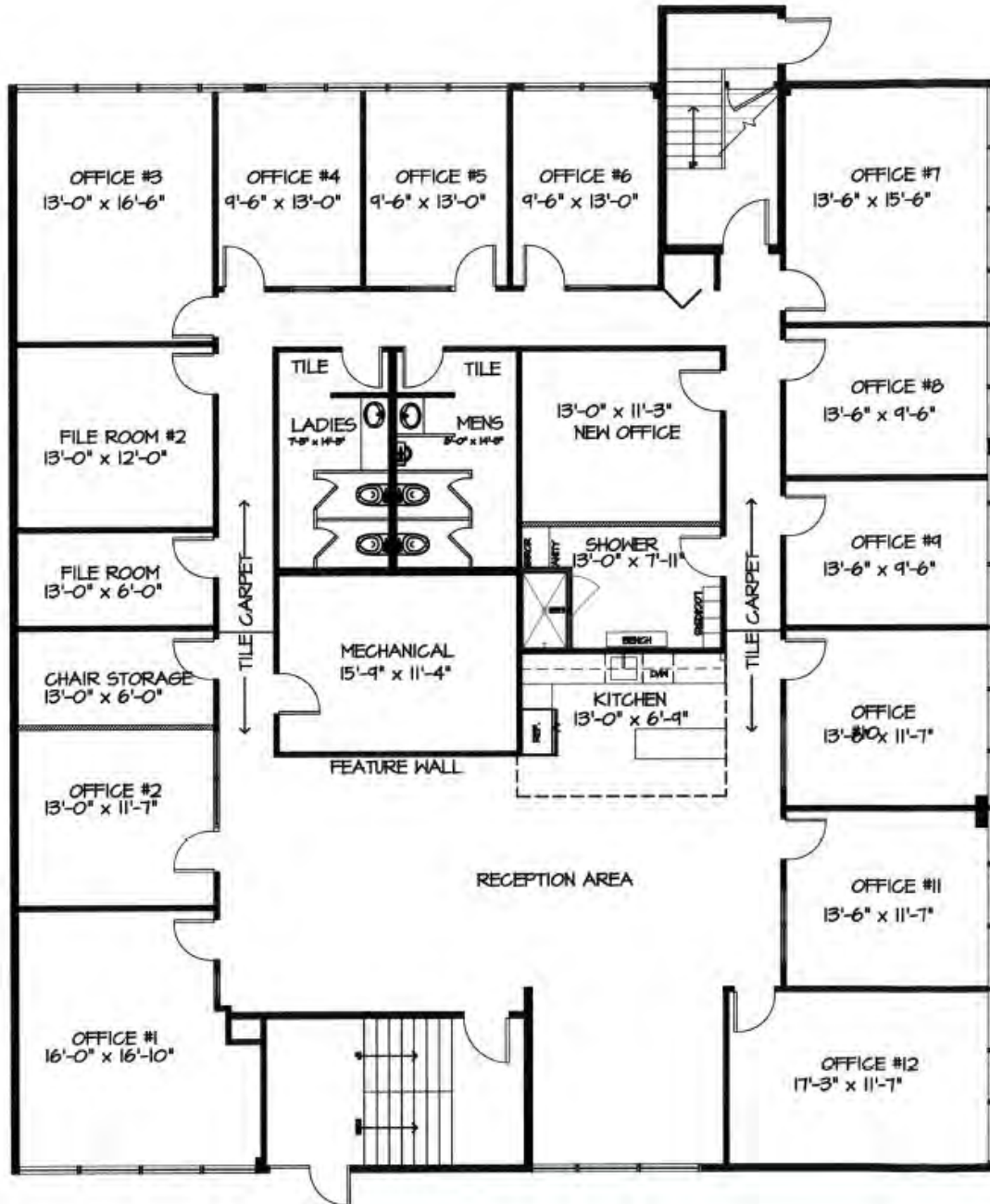
<b>Address</b>	#100, 1822 - 10 Ave SW
<b>Location</b>	Sunalta
<b>Square Feet</b>	4,400
<b>Use</b>	Office
<b>Rent</b>	Market
<b>Sublease Term</b>	Flexible term (up to 9 years)
<b>Parking</b>	Ample parking, 8 stalls +
<b>Additional Rent</b>	\$13.50 per SF
<b>Floors</b>	Lower Main
<b>Built</b>	1978, 2021 renovation
<b>Zoning</b>	DC- Direct Control



# ADDITIONAL PHOTOS



# FLOOR PLAN



# MAP

