



INDUSTRIAL VACANCIES • JANUARY 2012

INTRODUCING OUR NEW EASTLAKE DEVELOPMENT









**FOUR NEW BUILDINGS:
BAYS FOR LEASE & SALE**

**AVAILABLE
Q3 2012**

BUILDING NAME/ADDRESS	AVAILABLE AREA	NET RENT/CONDO PRICE	COMMENTS
4565 & 4615 - 112 AVE SE CALGARY, AB	BAYS FROM 1,800 SQ. FT. UP TO 19,000 SQ. FT.	MARKET	16' - 21' CLEAR CEILING HEIGHTS SOME SECOND FLOOR AVAILABLE

INDUSTRIAL PROPERTIES FOR LEASE

BUILDING NAME/ADDRESS	AVAILABLE AREA	LOADING	NET RENT	OP. COSTS
 EASTLAKE INDUSTRIAL PARK #112, 5050 - 106 AVE SE	2,200 SQ. FT.	DRIVE IN 12'X12'	\$2,200/ MONTH	\$2.70 / SQ. FT. (excluding taxes)
 HORTON ROAD #2, 9727 HORTON ROAD SW	1,946 SQ. FT.	FRONT DRIVE- IN DOOR 12'X12'	\$1,784/ MONTH	\$4.90 / SQ. FT. (includes taxes & all utilities except electricity)
 HORTON ROAD #3, 9727 HORTON ROAD SW	2,187 SQ. FT.	FRONT DRIVE- IN DOOR 12'X12'	\$2,005/ MONTH	\$4.90 / SQ. FT. (includes taxes & all utilities except electricity)
 HORTON ROAD #210, 9715 HORTON ROAD SW	2,506 SQ. FT.	DRIVE IN 12'X12'	\$2,300/ MONTH	\$5.70 / SQ. FT. (includes taxes & all utilities except electricity)
 SOUTHBEND BUSINESS PARK #206, 11929 - 40 STREET SE CORNER UNIT	2,071 SQ. FT. (APPROX 1,564 SQ. FT. OFFICE)	1 DRIVE IN 12'X12'	MARKET	\$2.60 / SQ. FT. (excluding taxes)
 SOUTHBEND BUSINESS PARK #119 & 123, 11929 - 40 STREET SE	UP TO 3,259* SQ. FT. * CAN BE LEASED CONTIGUOUSLY OR SEPARATELY OF TWO BAYS OF APPOX 1,600 SQ. FT. EACH	2 DRIVE IN 12'X12'	MARKET	\$2.60 / SQ. FT. (excluding taxes)

INDUSTRIAL CONDO BAYS FOR SALE

BUILDING NAME	ADDRESS	COMMENTS
PHASE I EASTLAKE INDUSTRIAL PARK	5050 - 106 AVENUE SE	THIS DEVELOPMENT IS NOW 100% SOLD! CHECK BACK WITH US FOR UPDATES ON OUR NEW EASTLAKE CONDO & LEASING DEVELOPMENT ON 114 AVE FOR Q3 2012.
PHASE II EASTLAKE INDUSTRIAL PARK	4950 - 106 AVENUE SE	

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CLICK ON ICONS TO LINK TO SPECIFIC PROPERTY BROCHURES