



TELSEC PROPERTY CORPORATION

#200, 3595 114 Ave SE, Calgary, AB

PREPARED BY:

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Executive Assistant

APPROVED BY:

Sean Flathers

Leasing & Marketing Director

Lisa Ha

Leasing Associate

www.Telsec.ca



EASTLAKE BUSINESS PARK



201, 4615 112 Avenue SE

CONDITIONALLY LEASED

> BROCHURE

1,845 sq. ft.

Approximately 900 sf warehouse with 12' x 12' overhead loading door, 14' clear ceiling height in the warehouse, and a spacious front Showroom / Office boasting premium finishes and ample natural light.

- 3 assigned parking stalls and additional on street parking available
- Op. Costs & Property Taxes \$8.58 per sq. ft. (est. for 2024)
- I-G zoning
- Available August 2024



129, 4615 112 Avenue SE

> BROCHURE

1,800 sq. ft.

Open plan warehouse with 12' x 12' overhead drive-in door and 14' clear ceiling height in the warehouse.

- 3 assigned parking stalls and additional on street parking available
- Op. Costs & Property Taxes \$8.58 per sq. ft. (est. for 2024)
- I-G zoning
- Available July 2024



105, 4615 112 Avenue SE

> BROCHURE

1,786 sq. ft.

Approximately 600 sf warehouse with 12' x 12' overhead drive-in door and 14' clear ceiling height in the warehouse, with reception, meeting space and office suite.

- 3 assigned parking stalls and additional on street parking available
- Op. Costs & Property Taxes \$8.58 per sq. ft. (est. for 2024)
- I-G zoning
- Available November 2024

SOUTHBEND BUSINESS PARK



116, 11979 40 Street SE

CONDITIONALLY LEASED

> BROCHURE

1,413 sq. ft.

Approximately 800 sf warehouse with 10' x 12' drive-in loading door and 13' clear ceiling height in the warehouse, with front office / showroom space with large front windows.

- 2 assigned parking stalls and additional on street parking available
- Op. Costs & Property Taxes \$8.22 per sq. ft. (est. for 2024)
- I-G zoning
- Available September 2024