

JULY 2025 RETAIL AVAILABILITY REPORT



SHAWNESSY STATION



TELSEC PROPERTY CORPORATION

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SHAWNESSY STATION



125, 108 Shawville Place SE

CONDITIONALLY LEASED

[> BROCHURE](#)

1,206 sq. ft.

A vibrant mixed-use development situated along Macleod Trail on Shawville Blvd., with high pedestrian traffic due to its proximity to the Shawnessy LRT Station and neighboring regional shopping center. The development features 169 residential suites above approximately 25,000 square feet of retail space.

- Shell space ready for tenant fixturing immediately
- Op. Costs & Property Taxes \$15.87 per sq. ft. (*est. for 2025*)

MACLEOD TRAIL



8, 9950 Macleod Trail SE

[> BROCHURE](#)

1,000 sq. ft.

Exceptional retail location with direct vehicle access from Macleod Trail or Bonaventure Drive. Anchored by Shaganappi Mediterranean Market, Party City, Kal Tire, KidStrong, Laser City, Active Sports Therapy, and Club Champion.

- Shell space ready for tenant fixturing immediately
- New signage opportunity on west elevation facing Macleod Trail with exposure to approx. 65,000 vehicles per day
- Op. Costs & Property Taxes \$18.73 per sq. ft. (*est. for 2025 - includes utilities*)

KINGSLAND VILLAGE



248, 7337 Macleod Trail SW

[> BROCHURE](#)

1,542 sq. ft.

Shell space available for customized tenant build-out, anchored by National Bank, Marshall's and David's Bridal.

- Exposure to over 71,000 vehicles per day
- Over 300 parking stalls in the shopping centre
- 4 ton rooftop unit for HVAC ready for tenant distribution
- Op. Costs & Property Taxes \$20.71 per sq. ft. *(est. for 2025)*

INTERNATIONAL AVENUE



Units: 160, 165, 170, 175

5115 17 Avenue SE

UNIT 155 CONDITIONALLY LEASED

[> BROCHURE](#)

1,421 - 2,744 sq. ft.

Newly developed retail suites, ready for tenant specific build-out, anchored by Sobeys, Calgary's first Planet Fitness and Dollarama.

- Over 500 parking stalls on site
- Newly constructed pylon and store front signage
- Op. Costs & Property Taxes: \$12.12 per sq. ft. *(est for 2025)*