



GRASSROOTS
REALTY GROUP

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1227 38 Avenue NE
Calgary, Alberta

MLS # A2234990



\$3,900 per month

Division: McCall

Type: Office

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 1,613 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: n/a

Located at 1227 38 Avenue NE, this brand-new second-floor office space is now available for lease and offers the perfect setup for a professional business environment. The layout includes six spacious private offices plus a large boardroom, Kitchen area making it ideal for teams that require both individual workspaces and collaborative meeting areas. With modern finishes, ample natural light, and a professional design, the space provides a fresh and welcoming atmosphere. Conveniently situated with quick access to Deerfoot Trail, McKnight Boulevard, and Calgary International Airport, Calgary downtown it ensures excellent connectivity for clients and staff alike. The building features a private entrance, ample surface parking, and is well-suited for various professional uses such as law firms, accountants, consultants, or tech companies. This is a turnkey leasing opportunity in a sought-after NE Calgary location—available for immediate possession.