



GRASSROOTS
REALTY GROUP

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306, 1109 17 Avenue SW
Calgary, Alberta

MLS # A2290115



\$12 per sq.ft.

Division: Beltline
Type: Office
Bus. Type: -
Sale/Lease: For Lease
Bldg. Name: -
Bus. Name: -
Size: 1,405 sq.ft.
Zoning: -

Heating: -
Floors: -
Roof: -
Exterior: -
Water: -
Sewer: -
Inclusions: N/A

Addl. Cost: -
Based on Year: -
Utilities: -
Parking: -
Lot Size: -
Lot Feat: -

1,405 SF of move-in ready office space available on the third floor. Suite 306 includes a reception area, 4 private offices, storage, and a kitchen. Located in the Beltline on 17th Avenue with pylon signage available, underground and surface parking on site, and immediate access to surrounding amenities. Operating Costs: \$19.00 PSF (2026 estimate)