Up to 20,000 SF of Class A Office Space

FOR LEASE

1918 Kensington Rd NW, Calgary, AB

PRESENTED BY:
Kevin Gordon | 403.215.7906 | kevin@cypressgroup.ca
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PROPERTY OVERVIEW

The Legion redevelopment presents a unique opportunity for Businesses to be part of an iconic building in the heart of West Hillhurst in Northwest Calgary. This development will be the hub where jobs, activities and people are a vibrant mix. The efficient design of the office space presents diverse options for various users with multiple size options, high ceilings, bright office space, incredible views, 40 dedicated parking stalls, and excellent exposure to Kensington road.

The new and re-imagined Legion restaurant and bar will occupy the main level of the property, in addition to its loyal membership Branch No. 264 welcomes the community and the public.

BUILDING HIGHLIGHTS
- North of downtown,
- Less than a ten minute walk from the retail core of Kensington.
- Easy access by car or transit.
- 5 blocks from Crowchild Trail
- Minutes to downtown
- Low Operating cost
- Efficient design

OFFERING SUMMARY

Available SF: 19,600 SF
Divisible: 2,500 - 19,600 SF
Cost: $12.14/SF
Lease Rate: Market
Building Size: 37,200/SF
Parking: 40 dedicated parking stalls
Market: Suburban
Submarket: Hillhurst/Kensington
Available: Immediately

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BRIGHT SPACE  PANORAMIC VIEWS  HIGH CEILINGS
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