

OFFICE  
SPACE  
FOR  
LEASE

# Bradie Building

ESTANCIA  
INVESTMENTS INC.

EXCELLENT LOCATION | ATTRACTIVE RATES | LOW OPERATING COSTS



## Property Information

|                    |  |
|--------------------|--|
| Municipal Address: | 630-6th Ave SW, Calgary, AB                          |
| Areas Available:   | Various size spaces from 1,600 sq ft to 4,000 sq ft. |
| Operating Costs:   | \$15.70 per sq ft                                    |
| Net Rent:          | Rent-Negotiable<br>Available Immediately             |

## Additional Information

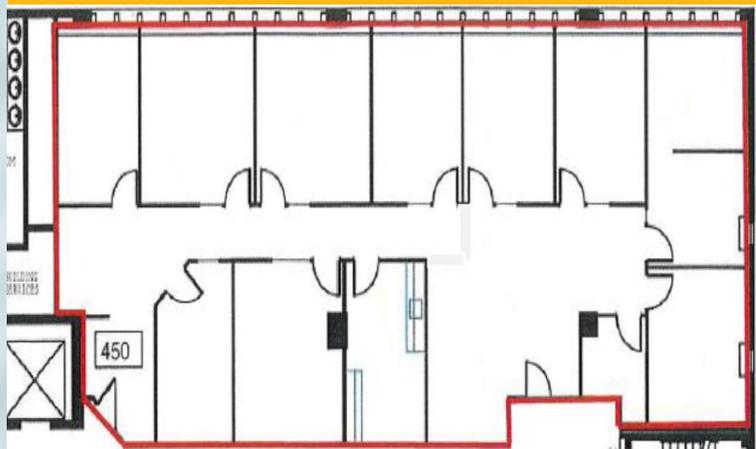
- Three (3) minute walk to 7th Ave. & 7th Street LRT Station
- Close to Calgary Court House
- Renovated Lobbies and Washrooms
- Adjacent to Plus 15 System
- Low Operating Costs
- Very Efficient Spaces
- Affordable parking available
- Excellent access in and out of downtown
- Close to numerous restaurants, shops and services

For more information or to view, please contact:

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### SUITE 450 - 3,338 SQ. FT.



### SUITE 660 - 2,291 SQ. FT.

