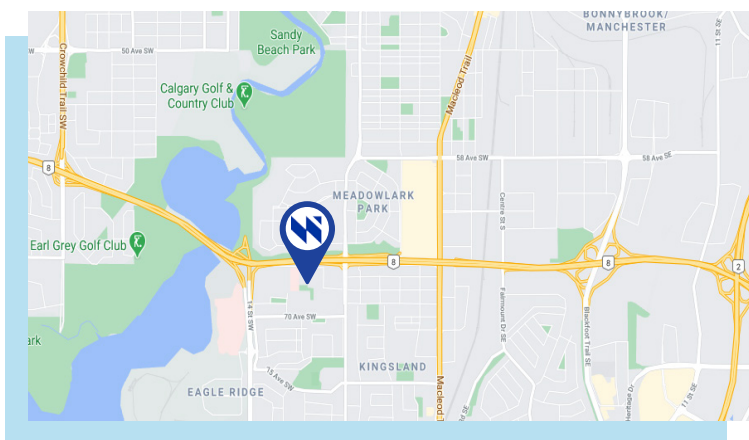


MEDICAL OFFICE SPACE FOR LEASE



Glenmore Professional Centre

1201 Glenmore Trail SW, Calgary, Alberta



LOCATION HIGHLIGHTS



MAJOR INTERSECTION
Glenmore Trail and
Elbow Drive SW



NEAREST HOSPITAL
1.7km Rockyview Hospital



PUBLIC TRANSIT ACCESS
Bus 09 via Glenmore Trail,
Bus 03 via Elbow Drive

LEASING INQUIRIES



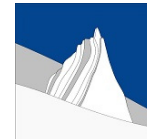
Lindsay Hills
Regional Leasing Manager
C : + 1 (403) 830-8950
E : lindsay.hills@nwhreit.com
W: glenmoreprofessional.com

MEDICAL OFFICE SPACE FOR LEASE



Glenmore Professional Centre

1201 Glenmore Trail SW, Calgary, Alberta



Serac Eyelid &
Eye Care Centre

PROPERTY DESCRIPTION

Six floors designed with state-of-the-art building systems and the 21st century occupier in mind, Glenmore Professional Centre represents a best-in-class building designed and built to maximize comfort and employee productivity. With its floor-to-ceiling windows, exposed concrete ceilings, daylight-harvesting system, fitness facility and café, Glenmore Professional Centre was built for the savvy, sophisticated tenant who desires a unique address that is close to everything the city has to offer.

LEASING INQUIRIES



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PROPERTY HIGHLIGHTS

Building Size:	138,256 sq.ft.
Floors:	6
Asking Rent:	Market
Additional Rent (estimated):	
Operating Costs	\$ 12.35
Realty Taxes:	\$ 5.94
In Suite Cleaning Costs:	\$ 1.10
Total:	\$19.39 psf
Bike Storage:	Indoor
Parking:	Surface and Underground
Electric Vehicle Chargers:	No
WiredScore:	Silver

NOTE: Additional Rent Estimate is subject to change.