



# Kensington Building

1422 Kensington Road NW Calgary, AB

## Highlights

Vibrant Kensington community is home to various restaurants and retail services, all within walking distance

Retail main floor and office space options

## Amenities

Underground parking

3rd floor private patio

Conference rooms

Additional storage available

5 minute drive to downtown Calgary

Bow River Pathway

**Availability:** Suite 200B & Suite 300 Available IMMEDIATELY

**Contact:** **Mathew Backhouse**  
Leasing Manager  
+1.403.270.1295  
mbackhouse@melcor.ca

**MELCOR**  
melcor.ca

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## Availabilities

3	7,980 sf	
2		1,984 sf
1		

Available  Leased

Asking Rent	Market Rent
Additional Rent	Retail \$16.83 PSF (2026 est.) Office \$18.48 PSF (2026 est.)
Amenities	Conference Room, Additional Storage
Available Parking	Surface and underground parkade
Parking Ratio	2 : 1,000
Availability	Immediate



# Property Details



## Asking Rent

Market Rent

## Additional Rent

Retail \$16.83 PSF (2026 est.).

Office \$18.48 PSF (2026 est.)

## Parking

Surface and underground parking available



**On-site, professional building management by McCOR Management (AB)**



**Walk Score 97: Walker's Paradise**  
Daily Errands do not require a car



**Transit Score 75: Excellent Transit.** Transit is convenient for most trips

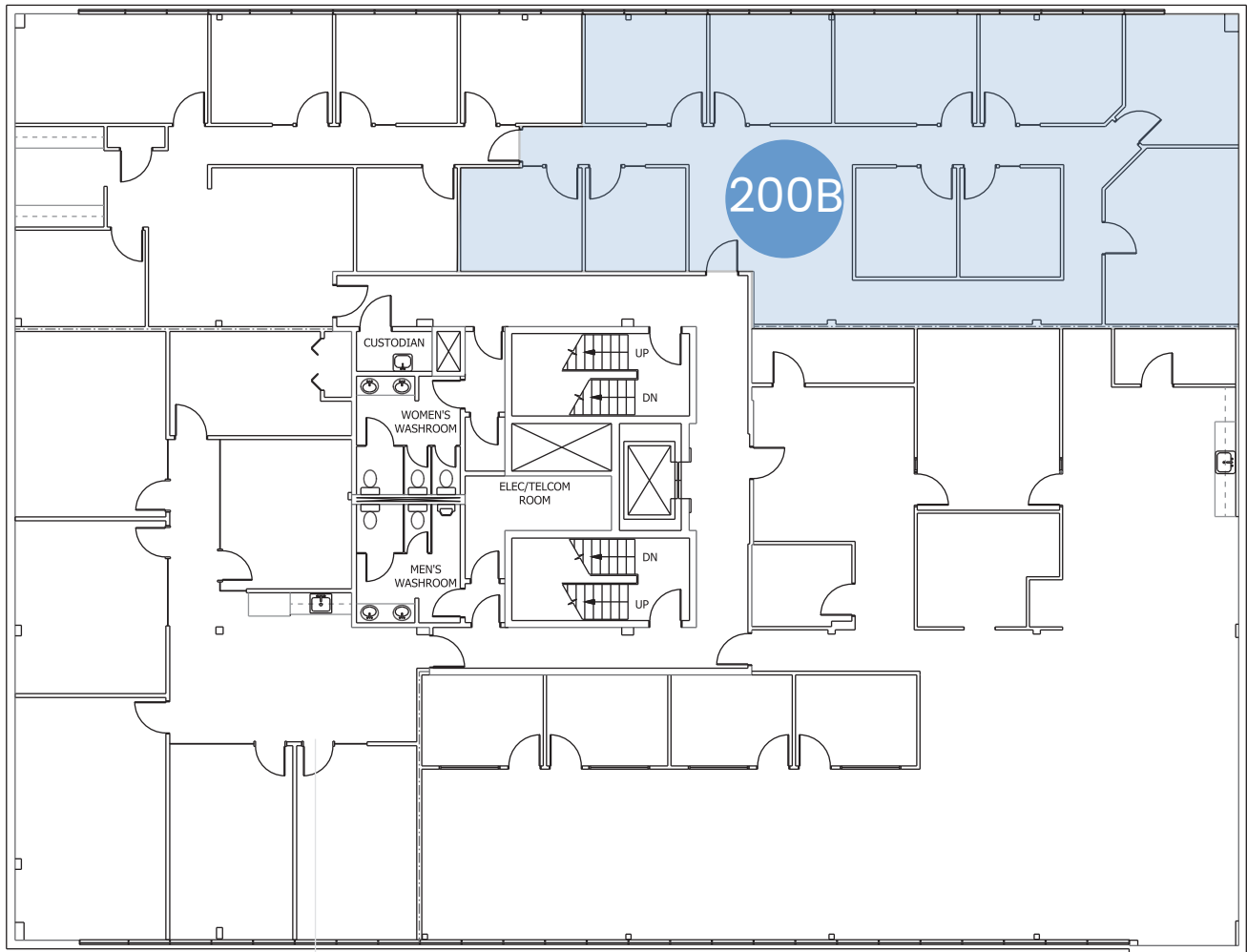


**Bike Score 99: Biker's Paradise.** Daily errands can be accomplished on a bike

Unit(s)	Area (sq.ft.)	Comments
200B	1,984	Open concept layout
300	7,980	20 offices, kitchen, boardroom, reception, storage rooms and large private patio

# Second Floor

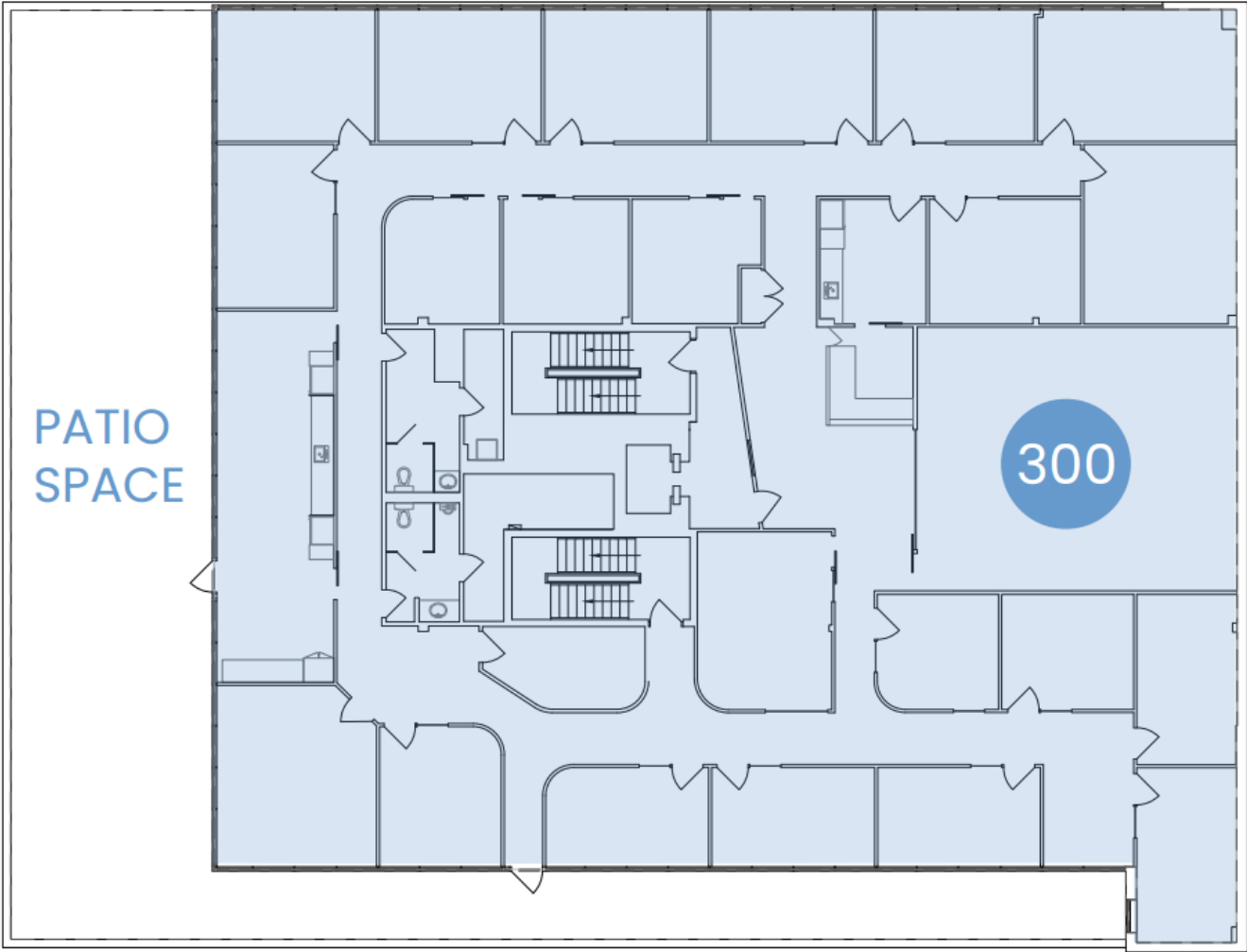
SUITE 200B | 1,984 sq. ft.





# Third Floor

SUITE 300 | 7,980 sq. ft.



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Office | For Lease



## Nearby Amenities

1. Shoppers Drugmart
2. Petro
3. Scotiabank
4. RBC
5. Safeway
6. Red's Diner
7. Pulcinella
8. Ridley's Cycle
9. Kensington Wine Market
10. Original Joe's
11. Hayden Block
12. Plaza Theatre
13. Blanco Cantina
14. Hexagon Board Game Cafe
15. Subway
16. Lighthouse Barbershop & Hair Salon
17. Oxbow
18. Vero Bistro
19. Deville Coffee
20. Peppino Gourmet Foods
21. Various Clinics: Dental, Chiropractic, Massage, Welless, Veterinary, etc.



**Bow River pathway**

5 min walk



**Downtown Calgary**

10 min walk



**Several restaurants  
and retail all within 5  
min walk**

## Contact Us

### Mathew Backhouse

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