

LEASING OPPORTUNITIES | FEBRUARY 2017 click on a building to go to page

Existing Prope	erties		
CALGARY			
Kensington*	OFFICE	Crowfoot Business Centre*	OFFICE
Ongoing Deve	lopments		
CALGARY			
District at North Deerfoot	RETAIL OFFICE I	NDUSTRIAL	
RED DEER			
Clearview Market*		McKenzie Industrial	INDUSTRIAL
AIRDRIE			
Kingsview Market*	RETAIL		
Future Opport	unities		
CALGARY			
Greenwich	RETAIL OFFICE		

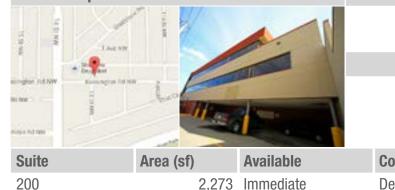
Kensington

1422 Kensington Road NW

Access to Sunnyside C-Train Station

- Pedestrian friendly, central location
- Access to C-Train and major bus routes
- In the heart of Calgary's urban village
- Close to all amenities
- Parking: \$175 u/g | \$50 surface

Locator Map





		Vitals
	Operating Costs: Parking:	\$19.08 1:600
The second second	runing.	Leasing Inquiries
		Pat Melton
		780.945.2815
		pmelton@melcor.ca
Available	Comment	
Immediate	Developed space	

Crowfoot Business Centre

brochure

brochure

400 Crowfoot Crescent NW

Walking distance from C Train

- Excellent access to all amenities and services
- Access to C Train and major bus routes
- Located near Crowchild Trail and John Laurie Boulevard
- Equipped with large terrace for tenants





Vitals	
\$18.52	Operating Costs:
1:1,120	Parking:
Leasing Inquiries	
Pat Melton	
780.945.2815	
pmelton@melcor.ca	



The District at North Deerfoot

Deerfoot Trail | Country Hills Blvd

A Mixed-Use Lifestyle Campus

- Amenities include showers, running trails, & outdoor fitness stations
- Easy access to downtown Calgary
- Preleasing office space with underground parking
- Office, retail and industrial opportunities

Major Tenants	Zoning			Vitals
 McDonalds 	I-G (Indus	trial General)	Traffic Count	207,860
 Starbucks 			Parking:	103 (u/g) 206 surface
Shell	Office Flo	oors	Office/Industrial	Leasing Inquiries
Subway	5		Jarett Thompson	Chris Thompson/Alistair Corbett
Micro-Watt	C C		Melcor	CBRE
			403.270.1297	403.263.4444
Suite	Area (sf)	Available	Comment	
CRU A	1,200 - 2,400	Q4-2017	Retail space	
Office space	96,000	Preleasing	Underground parking	

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Clearview Market

CRU B | 47 Clearview Market Wav CRU C | 8 Conway Street

A Neighbourhood Shopping Centre

- Caters to the under-serviced northeast of Red Deer
- Family-friendly spray park
- Final CRU began construction in July 2015

Major Tenants

- Shoppers Drug Mart
- CIBC
- McDonalds
- RBC
- Browns SocialHouse
- Loblaws

Suite	Area (sf)	Available	Comment
CRU B - Unit 110	1,774	Immediate	Developed space
CRU C - Unit 170	1,357	Immediate	Undeveloped space; end cap
CRU Z	1,200 - 5,900	Immediate	Undeveloped space; end cap; patio available

NELCOR

brochure





Operating Costs:

Pat Melton

780.945.2815

pmelton@melcor.ca

Vitals CRU B | \$12.90 CRU C | \$13.02

Leasing Inquiries

Jamie Topham Cushman & Wakefield 780.420.1177

McKenzie Industrial

469 McCoy Drive

Easy Access to the QEII Highway

- Close to nearby retail services
- Bay depths of 130' with 28' ceilings
- Leasing is 85% complete on 66,000 sf multi-bay building



Major Tenants					Vitals
NCS Oilfield SeThruTubing Sol				Zoning: Parking:	MI - Medium Industrial 102 stalls
Schlumberger					Leasing Inquiries
SNC Lavalin	1-				Pat Melton
 NOVA Chemica 	IS				780.945.2815
					pmelton@melcor.ca
Suite	Area (sf)	Available	Comment		

Suite	Area (SI)	Available	Comment
Industrial space	15,600	Immediate	Bays starting at 3,900 sf

brochure

brochure

Kingsview Market

Highway 2 & Yankee Blvd



- Exposure to high traffic volume
- Key location directly off of Queen Elizabeth II Highway
- Connected to regional path system and adjoining King's Heights community

Major Tenants

- Shoppers Drug Mart
- Home Hardware
- Starbucks
- Tim Hortons
- BMO
- Save-On Foods

Suite	Area (sf)	Available	Comment
4 Bays	1,200 - 5,000	Q4-2017	Call for details

Traffic Count:

Household Income:

Greenwich

Highway 1 & 83 Street

A Mixed-Use Lifestyle Campus

- · Amenity rich with walking trails, outdoor fitness equipment, a climbing wall, community gardens
- Located directly off the TransCanada Highway
- Master-planned development near established residential neighbourhoods

Locator Map



MELCOR

Vitals 114,410

CBRE

\$119,324 Primary

Leasing Inquiries

403.263.4444

Chris Thompson/Allistair Corbett





Traffic Count: Household Income:

147,560 \$146,259

Leasing Inquiries Jarett Thompson

Melcor 403.270.1297

Call for leasing opportunities