

FOR LEASE

# DEERFOOT 17

2710 - 17 AVENUE SE



**Alexi Olcheski**  
President & CEO  
403 971 5167  
alexi.olcheski@kpliglobal.com

**Estelle Tran**  
Managing Director  
403 993 2898  
estelle.tran@kpliglobal.com

**Anastasiya Gryshchenko**  
Vice President  
825 994 2314  
ana.gryshchenko@kpliglobal.com

**KPLI**  
**GLOBAL**

# Deerfoot 17

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|                 |                                                                    |
|-----------------|--------------------------------------------------------------------|
| Availability    | Suite 700: 2,093 sf                                                |
| Operating Costs | Op. Costs - \$14.78 psf<br>Tax - \$1.51 psf<br>Total - \$16.29 psf |
| Parking         | 1 : 317 sf                                                         |
| Parking Cost    | \$75/stall/month (surface)<br>\$130/stall/month (underground)      |



## Property Highlights



Prominent location with excellent visibility from Deerfoot Trail and 17th Avenue SE



Easy access and egress via Barlow Trail SE and Deerfoot Trail



Short 8 minute drive from Downtown



Spectacular views of the mountains and Calgary's Downtown skyline



Wide selection of restaurant and service amenities within close proximity, including: TD Bank, Scotiabank, Co-op, Rexall, Tim Hortons, Big Al's Bar & Grill, and A&W



# Suite 700

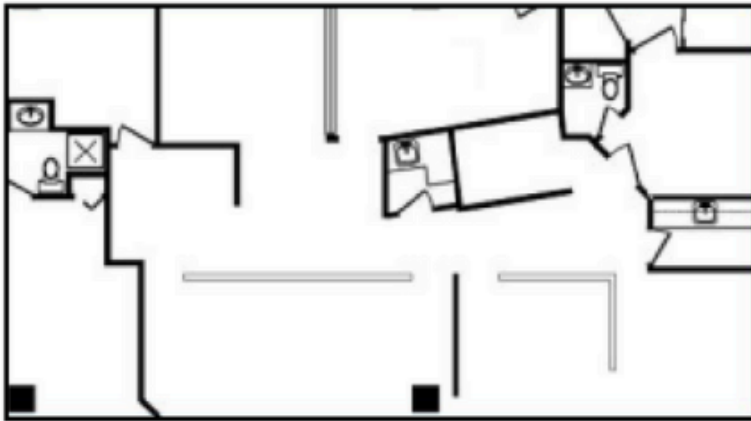
**2,093 SF**

 3 Offices

 Reception area

 2 Washrooms

 Open area



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