

EDINBURGH PLACE

900 6 AVENUE SW

OFFICE SPACE FOR
SALE OR LEASE



CBRE



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Edinburgh Place is located in the west end district of the downtown core with close proximity to Calgary's Bow River pathway system. Conveniently located with great access and egress in and out of the downtown core, as well as being walking distance to many amenities and services. Located two blocks from the LRT with access to multiple bus routes.



Availability

Available Space

6th Floor Up to 5,700 square feet

Availability

Immediate

Lease Term

Flexible

Parking

1 stall available

Purchase Price Net Rent

\$749,000 Market Rates

Lease Allowance

Negotiable

Monthly Condo Fees:

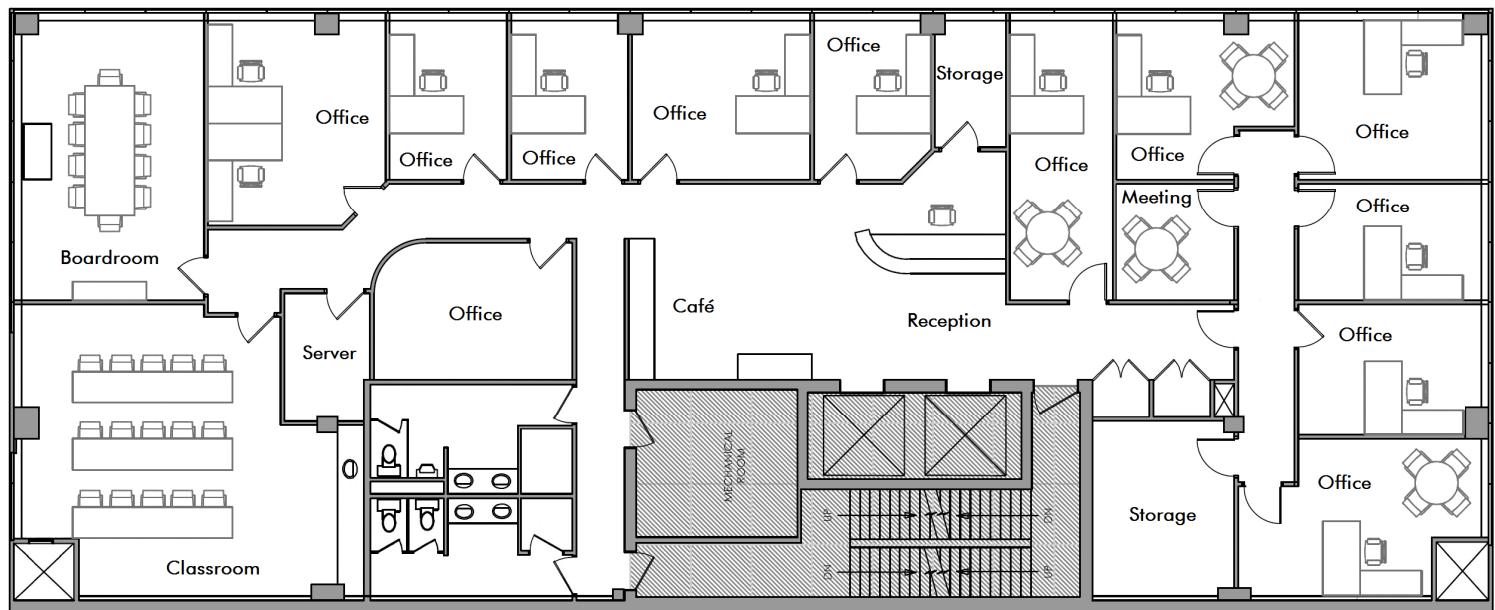
\$4,091.00

2024 Property Taxes:

\$20,757.57

Highlights

- Shows well
- Office intensive layout with large training rooms
- Flexible lease arrangements
- Furniture included



+ 11 exterior offices
 + 1 interior office
 + Boardroom

+ Meeting room
 + Training room
 + Café

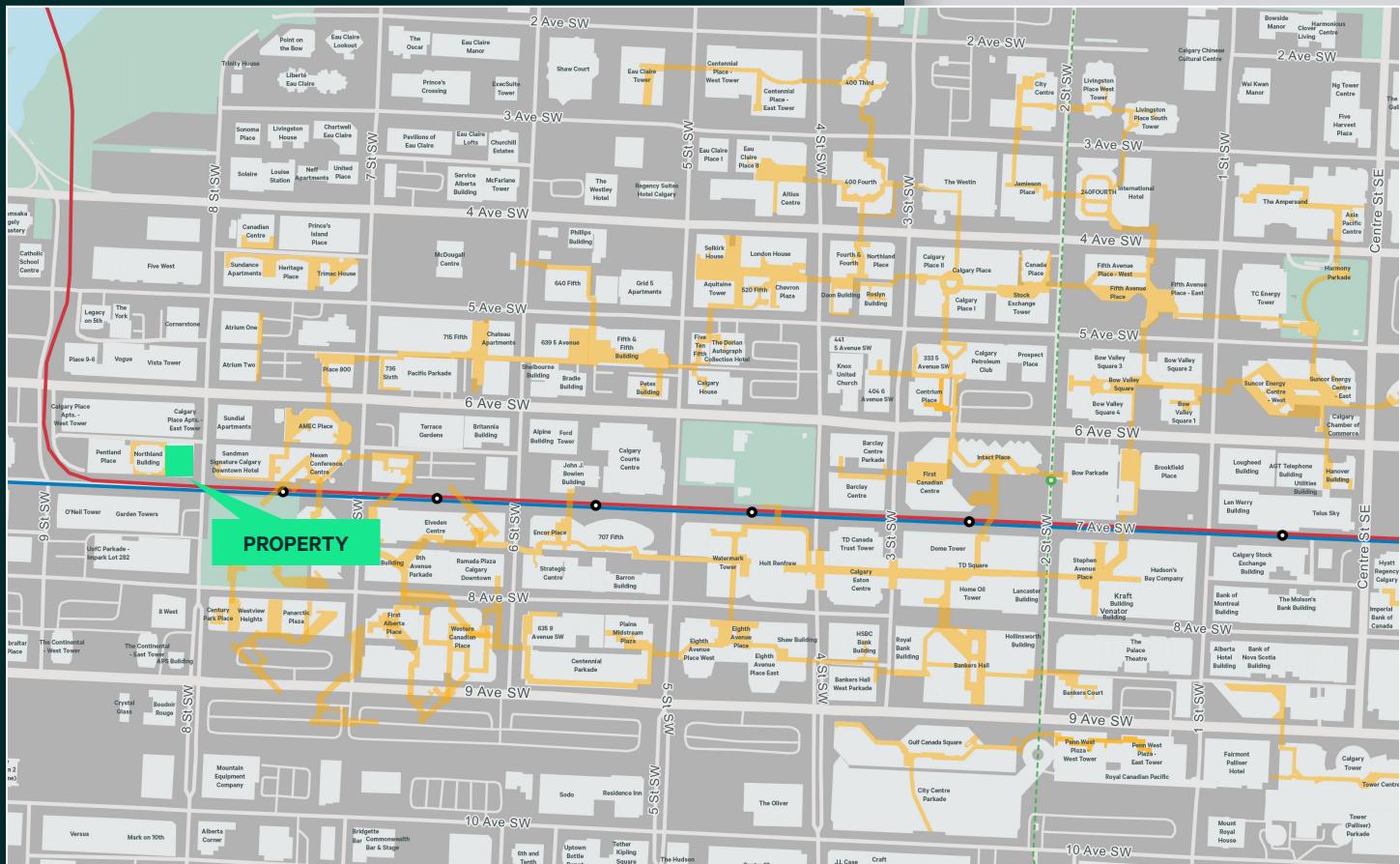
+ Reception
 + 2 storage rooms
 + Server room

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CBRE Limited

3200 525 8 Avenue SW
Calgary, AB T2P 1G1

www.cbre.ca

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SCOTT MCCULLOCH

Senior Vice President
+1 403 750 0539
scott.mcculloch@cbre.com

DARRELL BOLDON

Senior Sales Associate
+1 403 750 0531
darrell.boldon@cbre.com

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