

For Lease

Highwood Plaza, 4105 - 4 Street NW | Calgary, AB



Demographics *(within 3 km)*



NEIGHBORHOOD
Highwood



POPULATION
60,592



MEDIAN AGE
39



HOUSEHOLD INCOME
\$117,629

Building Details



PARKING
Ample



YEAR BUILT
2018



TRAFFIC COUNT

43,000 VPD | McKnight & Northmount W
14,000 VPD | 4 St. & 44 Ave. NW



Unit A210, 9705 Horton Road SW,
Calgary, Alberta, T2V 2X5

P (403) 214-2344

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Retail End Cap Unit - High Exposure

Highwood is a desirable residential community in northwest Calgary, Alberta. It offers a mix of housing options, abundant parks and green spaces, and a strong sense of community. Conveniently located close to major transportation routes and shopping centers, Highwood represents an exceptional quality of life for its residents.

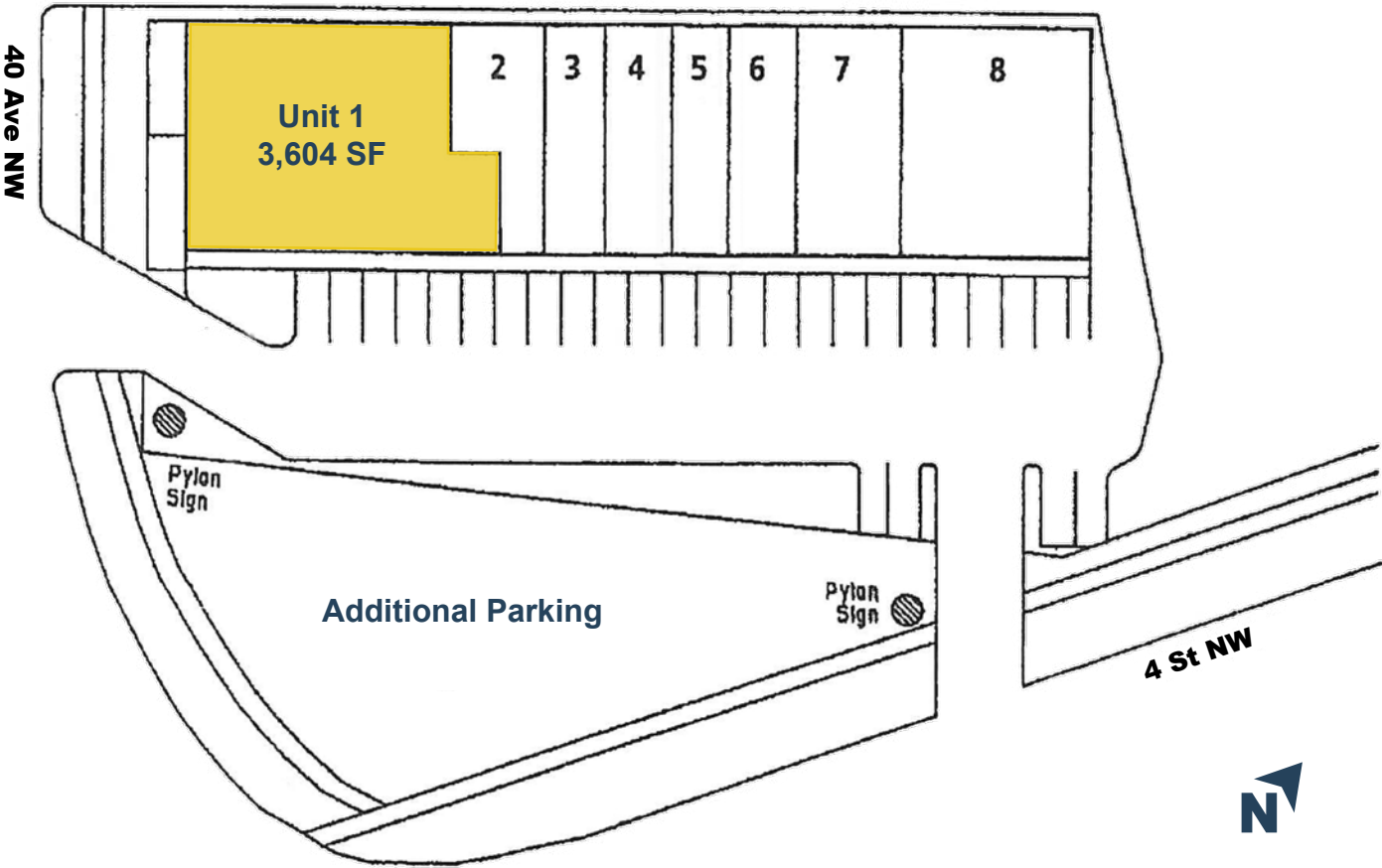
Property Details

Size Available:	Unit 1 3,604 SF
Availability:	Immediately
Net Rate:	Market
Op Costs:	\$15.51 PSF
Zoning:	Commercial - Community 1 District (C-C1)

Highlights

- Single storey retail centre plaza
- End cap unit
- High exposure corner
- Across the street from James Fowler High School
- Located in between the communities of Highwood & Highland Park

Site Plan



 **View in
Google Maps**

**Colonel
Irvine School**

**Property
Location**

**James Fowler
High School**

1 **URBAN ST. DONAIR**



5 **Gentle
Dental Care**



Thank you for your interest!

For More Info.

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