

# SOUTHLAND PARK I

**FOR LEASE**

10201 SOUTHPORT ROAD SW  
CALGARY, AB

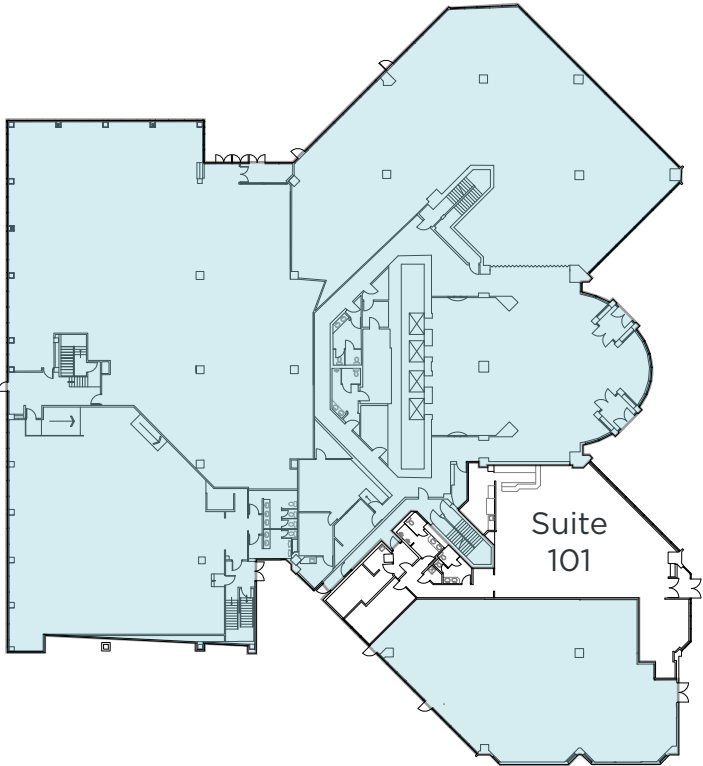


# Property Highlights

Building Size:	279,426 sf
Available Units:	Suite 101 3,507 sf (Main Floor Dental Space)
	Suite 700 22,609 sf (Full Floor)
	Suite 915 810 sf (Forthcoming Show Suite)
	<del>Suite 920 2,800 sf</del> <b>LEASED</b>
	Suite 1110 4,708 sf
Availability:	Immediately
Lease Rate:	Market rates
Operating Costs:	\$16.56 psf (est 2026)
Year Built:	1978
Parking Ratio:	1:580 sf
Parking Rates:	\$125 per stall, per month (underground)
Tenant Improvement Allowance:	Negotiable

# Floorplans

1<sup>st</sup> Floor  
Suite 101: 3,507 sf (Main Floor Dental Space)



Fitness Centre



Lobby



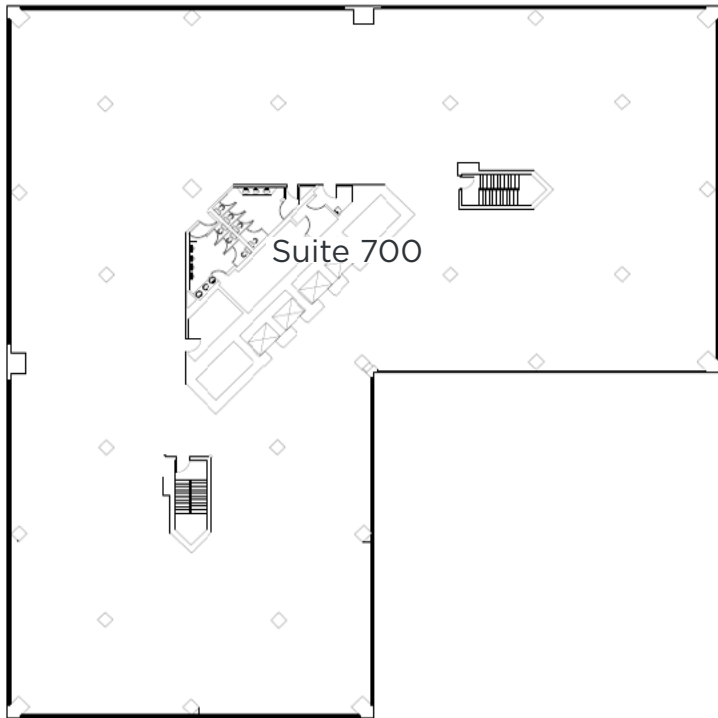
Conference Centre



# Floorplans

## 7<sup>th</sup> Floor

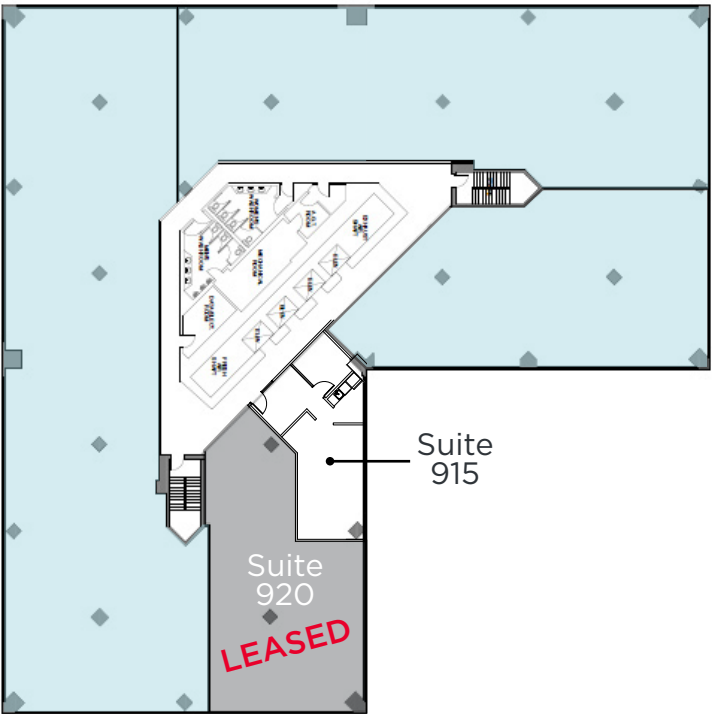
Suite 700: 22,609 sf (Full Floor)



## 9<sup>th</sup> Floor

Suite 915: 810 sf (Forthcoming Show Suite)

~~Suite 920: 2,800 sf~~ **LEASED**

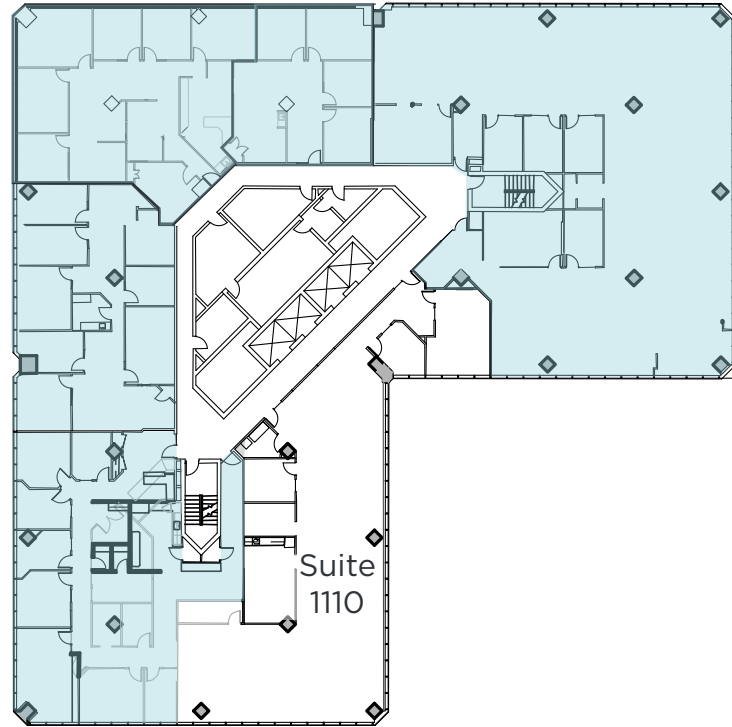




# Floorplans

## 11<sup>th</sup> Floor

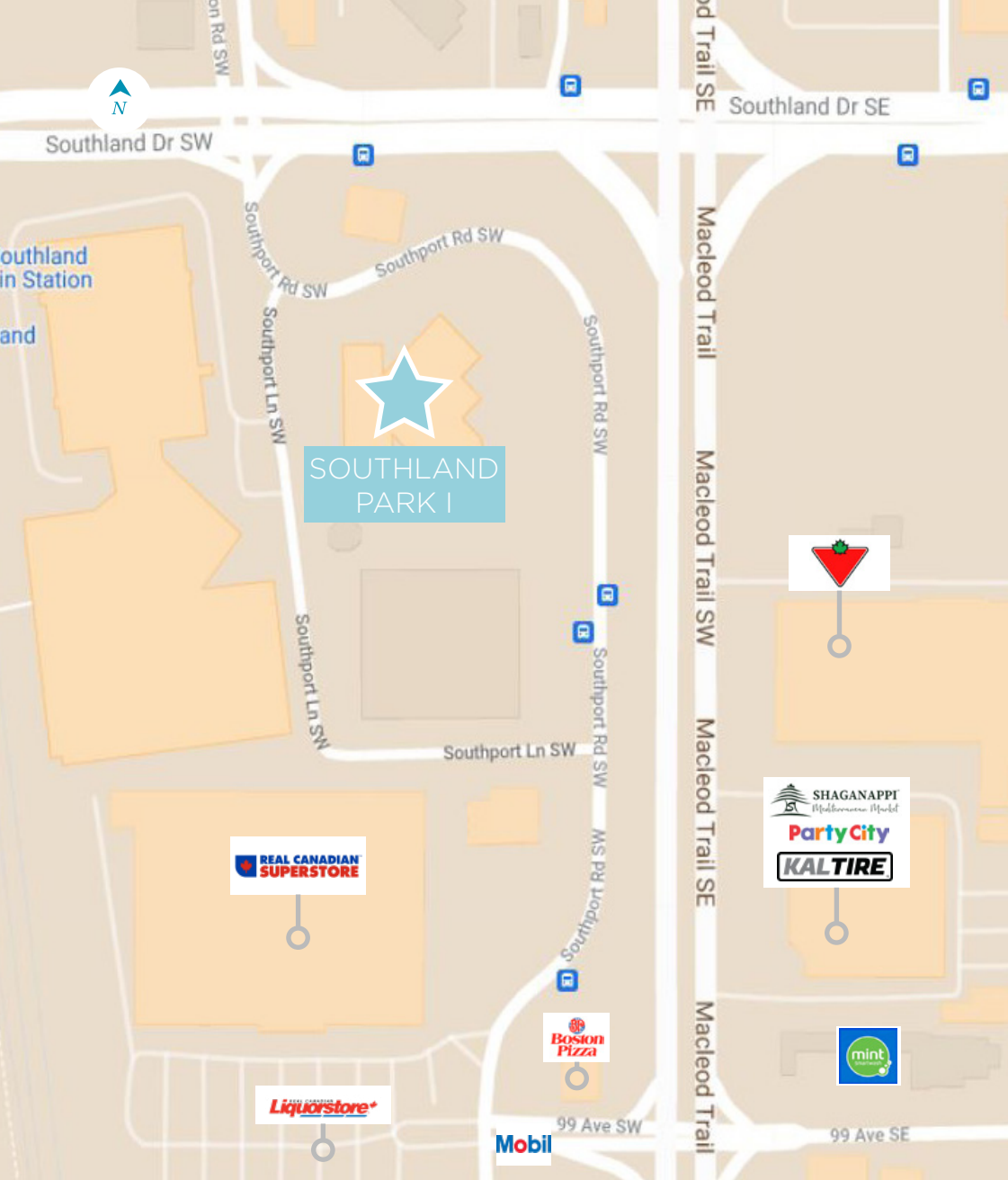
Suite 1110: 4,708 sf



# Photos







## Area Stats

137,335  
POPULATION

63%  
EMPLOYMENT  
RATE

\$143,092  
AVG HOUSEHOLD  
INCOME

43  
MEDIAN AGE

5km radius

## Contact



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