

FOR LEASE

WAREHOUSE/ OFFICE

625,627,629 - 28th Street N.E.



37,800 Square Feet

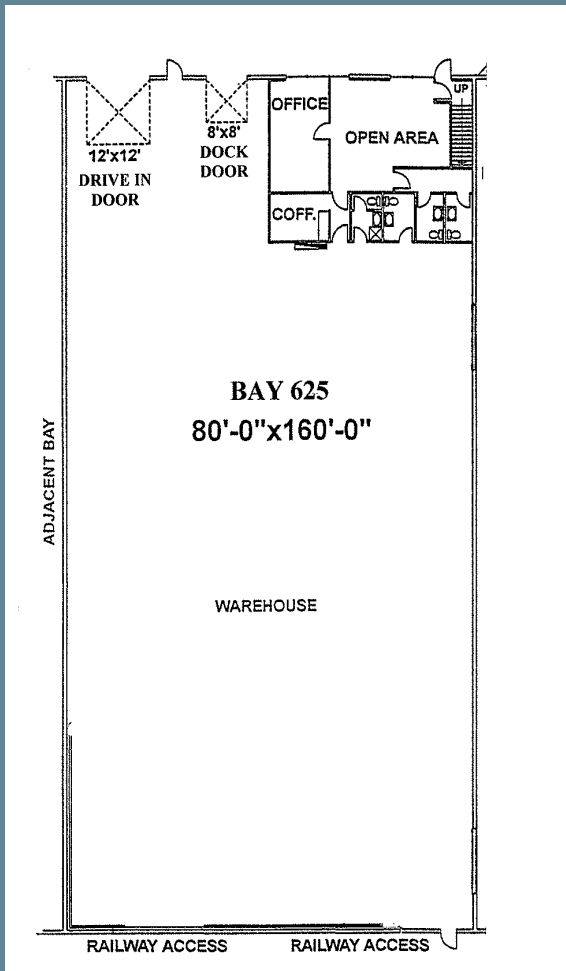


The Norcal Group

Suite 260, 3015 - 12th Street N.E., Calgary, Alberta T2E 7J2
Phone: (403) 291-3010 Fax: (403) 291-3591
hchisholm@norcalgroup.com

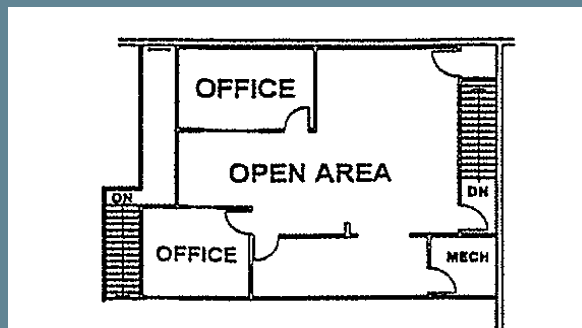
PROPERTY HIGHLIGHTS

DISTRICT: Meridian Industrial Park
LEGAL DESCRIPTION: Plan 7655HF, Block 7, Lot 1
ZONING: I-G
BUILDING SIZE: 96,000 Square Feet M/L (627 sq.ft. Mechanical Room)
BAY SIZE: 37,800 square feet
OFFICE SIZE: 1,280 square feet (TBV) in 625
5,245 square feet in 627/629
WAREHOUSE SIZE: 31,275 square feet (TBV)
MEZZANINE: 1,280 square feet (TBV)
LOADING: 4 - 8' x 8' Dock Door
CEILING HEIGHT: 24' feet clear
ELECTRICAL: 600 amps (TBV)
HEATING: Unit heaters
LEASE RATE: MKT
COMMON AREA COSTS: \$2.51 per square foot
AVAILABLE: 12, 800 sq. ft. immediately, 37,800 sq.ft. on 30days notice.
Space can be leased in seperate bays of 12,800sq.ft.
and 25, 000 sq.ft.



FLOOR PLAN

625-28th ST. NE



BAY 625 MEZZANINE

