



**Norcal Group Vacancy List for the month of August 2024 – Contact our Leasing Agents for more details**

Kevin Deeks  
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403.291.3010  
#105, 4950 McCall Way N.E.

Warehouse / Flex Space for Lease									
Address	Bay #	Total Size (sq. ft.)	Office Space (sq. ft.)	Loading	Rate per sq. ft.	2023 Property Tax	2023 Operating Costs	Availability	Leasing Contacts Click on the name to send an email
#10, 5622 Burleigh Cres. S.E.	10	4,775	1,457	DK	\$12.00	\$2.59	\$2.43	LEASED	
#5, 2221 – 41 <sup>st</sup> Avenue N.E.	5	4,110	943	DK	\$12.00	\$2.28	\$2.87	LEASED	
#13, 2221 – 41 <sup>st</sup> Avenue N.E.	13	4,100	1,315	DI	\$12.00	\$2.60	\$2.67	LEASED	
#16, 2221 – 41 <sup>st</sup> Avenue N.E.	16	4,100	1,200	DI	\$12.00	\$2.28	\$2.87	LEASED	
<a href="#">#104/108, 4925 Barlow Trail N.E</a>	104-108	9,360	1,700	2 DI	\$15.00	\$3.91	\$1.83	November 1, 2024	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>
3-4, 5622 Burleigh Cres SE	3-4	12,000	BTS	2-DK	\$12.00	\$2.38	\$2.43	LEASED	
140, 1329 45 Ave NE	140	7,746	6,246	DK	\$12.00	\$2.67	\$2.22	LEASED	
<a href="#">174, 5255 McCall Way</a>	174	4,019	1,000	DI	\$15.00	\$3.87	\$1.93	IMMEDIATELY	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>
613 28 <sup>th</sup> St NE	613	6,400	1,000	DK + DI	\$12.00	\$2.51	\$2.05	LEASED	
611 617 28 <sup>th</sup> St NE	611	6,400	BTS	DK + DI	\$12.00	\$2.10	\$2.70	LEASED	
609 617 28 <sup>th</sup> St NE	609	6,400	800	DK + DI	12.00	\$2.05	\$2.51	LEASED	
<a href="#">178, 5255 McCall Way NE</a>	178	4,167	2,700	DI	\$15.00	\$3.87	\$1.93	October 1, 2024	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>



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### Warehouse / Flex Space for Lease

Address	Bay #	Total Size (sq. ft.)	Office Space (sq. ft.)	Loading	Rate per sq. ft.	2023 Property Tax	2023 Operating Costs	Availability	Leasing Contacts Click on the name to send an email
<a href="#">113, 5305 McCall Way NE</a>	113	4,033	1,033	DI	\$15.00	\$3.87	\$1.93	IMMEDIATELY	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>
<del>#15-2916 5 Avenue, NE</del>	<del>15</del>	<del>4,800</del>	<del>2,400</del>	<del>DI</del>	<del>\$13.00</del>	<del>\$3.27</del>	<del>\$2.73</del>	LEASED	
<del>#14-2221 41 Avenue, NE</del>	<del>14</del>	<del>4,100</del>	<del>1,100</del>	<del>DI</del>	<del>\$13.00</del>	<del>\$2.71</del>	<del>\$2.99</del>	LEASED	
<a href="#">#625-617 28th Street, NE</a>	625	18,000	1,000	2 DK + 2 DI	\$12.00	\$1.75	\$2.68	IMMEDIATELY	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>



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**Office Space for Lease in N.E. Calgary**

Address	Total Size (Sq. Ft.)	Rate per sq. ft.	Property Features	2021 Operating Costs & Taxes	Availability	Leasing Contact Click on the name to send an email
<a href="#">140, 3015 12<sup>th</sup> Street N.E.</a>	2,400	\$12.00	<ul style="list-style-type: none"> <li>↳ Five Offices</li> <li>↳ Large open working space</li> <li>↳ Separate entrance with reception area</li> <li>↳ Newly Renovated</li> </ul>	<b>Operating Costs:</b> \$8.40 <b>Taxes:</b> \$2.12	LEASED	
<a href="#">100, 3015 – 12<sup>th</sup> Street N.E.</a>	1,973	\$12.00	<ul style="list-style-type: none"> <li>↳ Separate Entrance</li> <li>↳ Five offices</li> <li>↳ Board room</li> <li>↳ Two open work spaces</li> </ul>	<b>Operating Costs:</b> \$8.40 <b>Taxes:</b> \$2.12	LEASED	
<a href="#">165, 3015 – 12<sup>th</sup> Street N.E.</a>	1,958	\$12.00	<ul style="list-style-type: none"> <li>↳ 6 Offices</li> <li>↳ Kitchen</li> <li>↳ Server Room</li> <li>↳ Large open workspaces</li> </ul>	<b>Operating Costs:</b> \$8.18 <b>Taxes:</b> \$1.48	LEASED	
<a href="#">210, 3015 12<sup>th</sup> Street N.E.</a>	1,803	\$12.00	<ul style="list-style-type: none"> <li>↳ Three Offices</li> <li>↳ Two board rooms</li> <li>↳ Suitable for shared workspaces</li> <li>↳ Kitchen</li> </ul>	<b>Operating Costs:</b> \$8.40 <b>Taxes:</b> \$2.12	LEASED	
<a href="#">200, 3015 12<sup>th</sup> Street N.E.</a>	1,123	\$12.00	<ul style="list-style-type: none"> <li>↳ Three Offices</li> <li>↳ Furnished</li> <li>↳ Board room</li> </ul>	<b>Operating Costs:</b> \$8.40 <b>Taxes:</b> \$2.12	LEASED	
<a href="#">220, 3015 12<sup>th</sup> Street N.E.</a>	1,332	\$12.00	<ul style="list-style-type: none"> <li>• Two Offices</li> <li>• Full Kitchen</li> <li>• Open Workspace</li> <li>• Large Server Room</li> </ul>	<b>Operating Costs:</b> \$8.03 <b>Taxes:</b> \$1.98	IMMEDIATELY	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>
<a href="#">240, 3015-12th St NE</a>	1,564	\$12.00	<ul style="list-style-type: none"> <li>• Kitchen</li> <li>• 4 offices</li> <li>• Server room</li> </ul>	<b>Operating Costs:</b> \$8.18 <b>Taxes:</b> \$1.48	IMMEDIATELY	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>
<a href="#">280, 3015 12<sup>th</sup> Street N.E.</a>	1,479	\$12.00	<ul style="list-style-type: none"> <li>• Reception</li> <li>• Five Offices</li> <li>• Full Kitchen</li> <li>• Large Server Room</li> </ul>	<b>Operating Costs:</b> \$8.60 <b>Taxes:</b> \$1.69	IMMEDIATELY	<a href="#">KEVIN DEEKS</a> <a href="#">TODD NIELSEN</a>



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**Office Space for Lease in N.E. Calgary**

Address	Total Size (Sq. Ft.)	Rate per sq. ft.	Property Features	2021 Operating Costs & Taxes	Availability	Leasing Contact Click on the name to send an email
<b>140 B, 1329 45 Ave NE</b>	<b>3,123</b>	<b>\$12.00</b>	<ul style="list-style-type: none"> <li>← Secured Yard</li> <li>← Second Level Unit</li> <li>← Extensive Office Buildout</li> </ul>	<b>Operating Costs:</b> <b>\$2.22</b> <b>Taxes:</b> <b>\$2.67</b>	<b>LEASED</b>	

**New Developments – Airways Crossing III & IV: 4,000 to 10,000+ sq. ft. of Industrial, Flex Office & Retail Space for Lease in N.E. Calgary**

Address	Bay #	Total Size (sq. ft.)	Office (sq. ft.)	Loading	Rate per sq. ft.	2020 Property Tax	2020 Operating Costs	Availability	Leasing Contacts Click on the name to send an email
<a href="#"><u>4950 McCall Way N.E.</u></a>	105	10,390	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4950 McCall Way N.E.</u></a>	109	4,074	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4950 McCall Way N.E.</u></a>	113	6,427	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4950 McCall Way N.E.</u></a>	125	9,494	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	104	4,676	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	108	4,684	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	112	5,007	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	116	4,719	BTS	DI	\$14.00	\$3.25	\$2.81	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	120	5,007	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	124	4,830	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	128	4,860	BTS	DK	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	132	5,051	BTS	DK	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	136	5,051	BTS	DK	\$14.00	\$2.83	\$2.60	LEASED	
<a href="#"><u>4925 Barlow Trail N.E.</u></a>	140	5,476	BTS	DK	\$14.00	\$3.25	\$2.81	LEASED	



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4925 Barlow Trail N.E.	144	5,051	BTS	DI	\$14.00	\$3.25	\$2.81	LEASED	
4925 Barlow Trail N.E.	148	4,720	BTS	DI & DK	\$14.00	\$3.25	\$2.81	LEASED	
4925 Barlow Trail N.E.	152	4,855	BTS	DI & DK	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	156	3,310	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	