



Norcal Group Vacancy List for the month of April 2022 – Contact our Leasing Agents for more details

Kevin Deeks
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Hardy Nielsen
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www.norcalgroup.com
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.	2021 Property Tax	2021 Operating Costs	Availability	Leasing Contacts Click on the name to send an email
432- 28th Street N.E.	432	4,800	2,700	DI (2)	\$12.00	\$2.27	\$3.22	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
436- 28th Street N.E.	436	6,300	BTS	DI (2)	\$12.00	\$2.27	\$3.22	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
#11-12, 5622 Burleigh Cres. S.E.	11-12	7,222	1,700	2-DI & DK	\$11.00	\$2.38	\$2.43	LEASED	
432 & 436 - 28th Street N.E.	432 & 436	11,100	2,700	DI (3)	\$12.00	\$2.27	\$3.22	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
633- 28th Street N.E.	633	12,427	1,600	DI & DK	\$10.00	\$2.00	\$2.56	LEASED	
#10, 5622 Burleigh Cres. S.E.	10	4,775	1,457	DK	\$12.00	\$2.38	\$2.43	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
412- 28th Street N.E.	412	2,400	BTS	DI	\$12.00	\$2.27	\$3.14	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
#5, 2221 – 41st Avenue N.E.	5	4,110	943	DK	\$12.00	\$2.28	\$2.87	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
#13, 2221 – 41st Avenue N.E.	13	4,100	1,315	DI	\$12.00	\$2.28	\$2.87	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
#8, 2221 – 41st Avenue N.E.	8	4,552	1,012	DK	\$12.00	\$2.28	\$2.87	LEASED	
2923 5th Avenue N.E.	2923	9,480	6,320	DK	\$12.00	\$2.27	\$3.22	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
#16, 2221 – 41st Avenue N.E.	16	4,100	1,200	DI	\$12.00	\$2.28	\$2.87	LEASED	
#10-11, 2221 – 41st Avenue N.E.	10-11	8,227	799	2-DK	\$12.00	\$2.28	\$2.87	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN



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Warehouse / Flex Space for Lease

Address	Bay #	Total Size (sq. ft.)	Office Space (sq. ft.)	Loading	Rate per sq. ft.	2021 Property Tax	2021 Operating Costs	Availability	Leasing Contacts Click on the name to send an email
1-4, 5622 Burleigh Cres SE	1-4	24,000	3,000	4 DK & 2 DI	\$12.00	\$2.38	\$2.43	LEASED	
1-2, 5622 Burleigh Cres SE	1-2	12,000	3,000	2 DK & 2 DI	\$12.00	\$2.38	\$2.43	May 1 st , 2022	KEVIN DEEKS HARDY NIELSEN
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	June 1 st , 2022	KEVIN DEEKS HARDY NIELSEN
2918 3rd Ave NE	2918	6,217	2,661	DI	\$12.00	\$2.27	\$3.22	Immediately	KEVIN DEEKS HARDY NIELSEN



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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
180, 3015 – 12th Street N.E.	1,316	\$12.00	<ul style="list-style-type: none"> • Separate Entrance • Three Offices • Kitchen • Large central work area 	<p>Operating Costs: \$8.03</p> <p>Taxes: \$1.98</p>	LEASED	
230, 3015 12th Street N.E.	1,803	\$12.00	<ul style="list-style-type: none"> • Three Offices • Two board rooms • Suitable for shared workspaces • Kitchen 	<p>Operating Costs: \$8.03</p> <p>Taxes: \$1.98</p>	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
220, 3015 12th Street N.E.	1,332	\$12.00	<ul style="list-style-type: none"> • Four Offices • Large Server Room • Full Kitchen • Open Workspace 	<p>Operating Costs: \$8.03</p> <p>Taxes: \$1.98</p>	May 1 st , 2022	KEVIN DEEKS HARDY NIELSEN
140, 3015 12th Street N.E.	2,400	\$12.00	<ul style="list-style-type: none"> • Five Offices • Large open working space • Separate entrance with reception area • Newly Renovated 	<p>Operating Costs: \$8.03</p> <p>Taxes: \$1.98</p>	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
100, 3015 – 12th Street N.E.	1,973	\$12.00	<ul style="list-style-type: none"> • Separate Entrance • Five offices • Board room • Two open work spaces 	<p>Operating Costs: \$8.03</p> <p>Taxes: \$1.98</p>	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
160, 3015 – 12th Street N.E.	4,355	\$12.00	<ul style="list-style-type: none"> • 10+ work spaces • Large open workspaces • Kitchen • Interior and Exterior doors • Subdivisible into smaller units 	<p>Operating Costs: \$8.03</p> <p>Taxes: \$1.98</p>	IMMEDIATELY	KEVIN DEEKS HARDY NIELSEN
3015 – 12th St NE Building Features			<ul style="list-style-type: none"> • Ample parking – surface and energized • Shaw/Telus Fibre optics • Free rent/improvements negotiable • Furnished if required • Close proximity to City Centre & Airport • New HVAC system (2015) 			



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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
4950 McCall Way N.E.	105	10,390	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4950 McCall Way N.E.	109	4,074	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4950 McCall Way N.E.	113	6,427	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4950 McCall Way N.E.	125	9,494	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	104	4,676	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	108	4,684	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	112	5,007	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	116	4,719	BTS	DI	\$14.00	\$3.25	\$2.81	LEASED	
4925 Barlow Trail N.E.	120	5,007	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	124	4,830	BTS	DI	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	128	4,860	BTS	DK	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	132	5,051	BTS	DK	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	136	5,051	BTS	DK	\$14.00	\$2.83	\$2.60	LEASED	
4925 Barlow Trail N.E.	140	5,476	BTS	DK	\$14.00	\$3.25	\$2.81	LEASED	
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	