

For Lease

#150,160 &170 6328 30 Street S.E.

FOOTHILLS

Warehouse • Office • 7,993 sqft



- Mezzanine
- Coffee Station
- 3 Drive-In Docks
- Extensive Office Build Out

- Central SE Location
- Good access to Barlow Trail
- Ample Parking



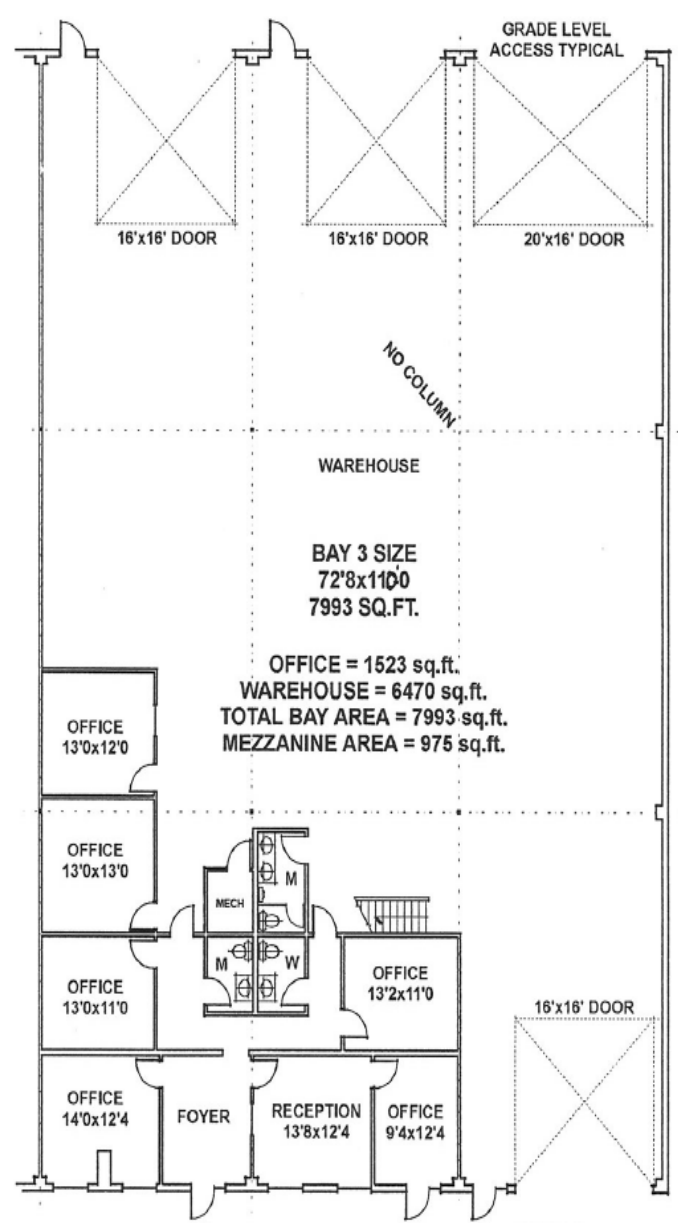
105, 4950 McCall Way N.E.
403.291.3010

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Property Highlights:

#150,160 &170 6328 30 Street S.E.

DISTRICT:	Foothills
ZONING:	I-G
BUILDING SIZE:	18,500 sqft
BAY SIZE:	7,993 sqft
LOADING:	3 Drive In Docks
LEASE RATE:	\$15.00/sqft
OPERATING COSTS:	\$7.60 /sqft
PROPERTY TAXES:	\$3.61 /sqft
AVAILABILITY:	July 1,2026



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