



# WILLOW PARK CENTRE

10325 Bonaventure Drive SE, Calgary, AB





## PROPERTY DETAILS

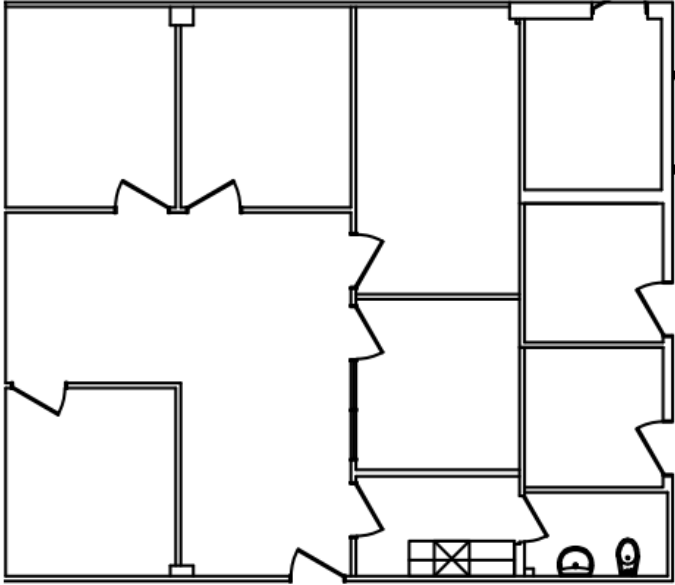
Available Units	SUITE 111	1,161 sf
	<del>SUITE 403</del>	<del>785 sf</del> <b>LEASED</b>
	<del>SUITE 415</del>	<del>1,649 sf</del> <b>LEASED</b>
	<del>SUITE 420</del>	<del>1,461 sf</del> <b>LEASED</b>
	SUITE 425	4,458 sf (demisable)
Net Rate	Market rates	
Operating Costs	Main Floor: \$17.27 psf (est. 2026)	
	Upper Levels: \$18.51 psf (est. 2026)	
*No janitorial & includes utilities.		
Availability	Immediately	
Parking	71 surface visitor stalls, and 2 accessible stalls	
Parking Cost	\$85.00 per stall, per month	
TI Allowance	Negotiable	

## PROPERTY HIGHLIGHTS

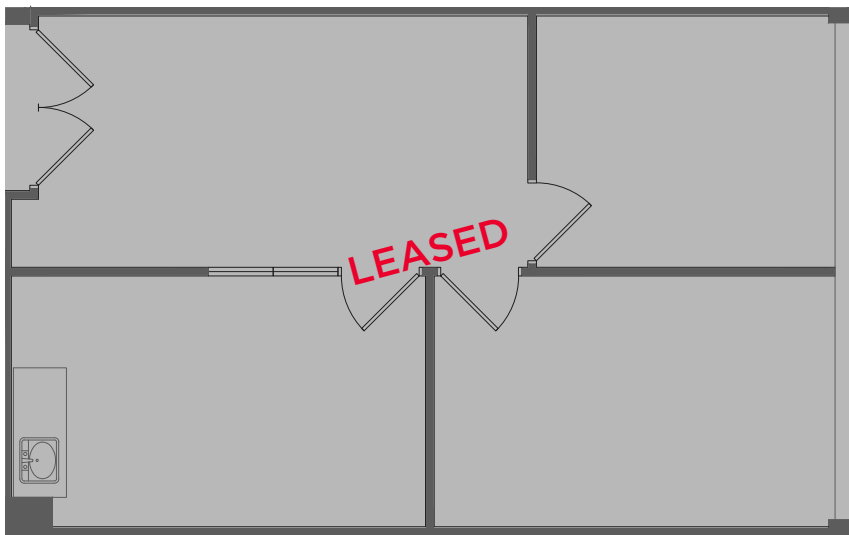
- Located in the established community of Willow Park in SE Calgary
- Adjacent to Macleod Trail with easy access to Southland Drive
- 20-minute drive to the Downtown Core
- Easily accessible by public transit via Southland and Anderson LRT stations
- In close proximity to retailers at Willow Park Village and Southcentre Mall including; Superstore, Canadian Tire, Hudson's Bay and various restaurants

# FLOOR PLANS

Suite 111: 1,161 sf



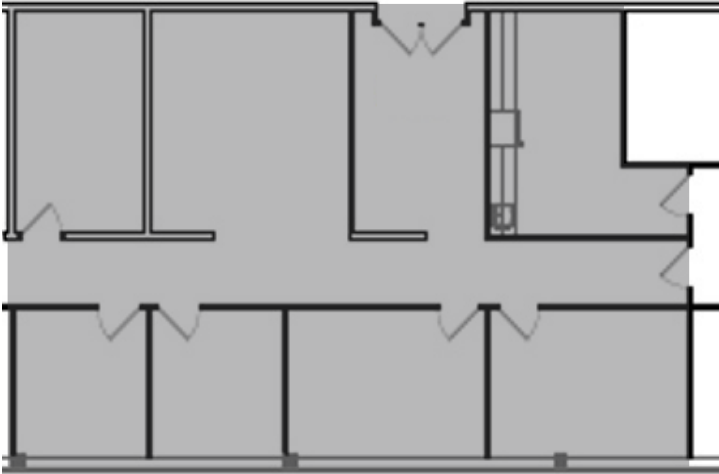
~~Suite 403: 785 sf~~ LEASED



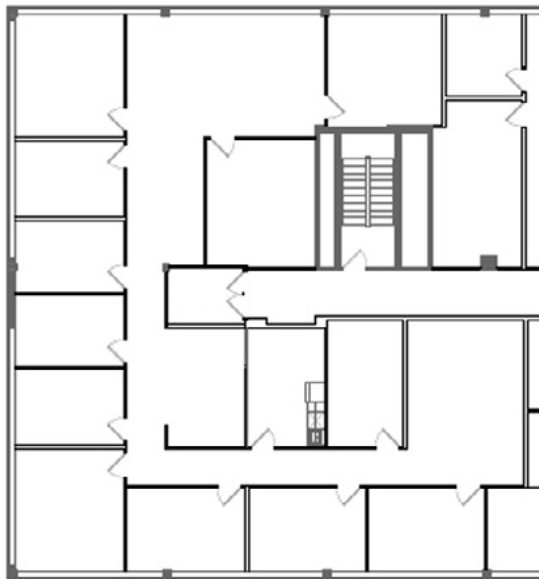


# FLOOR PLANS

~~Suite 415: 1,649 sf~~ **LEASED**



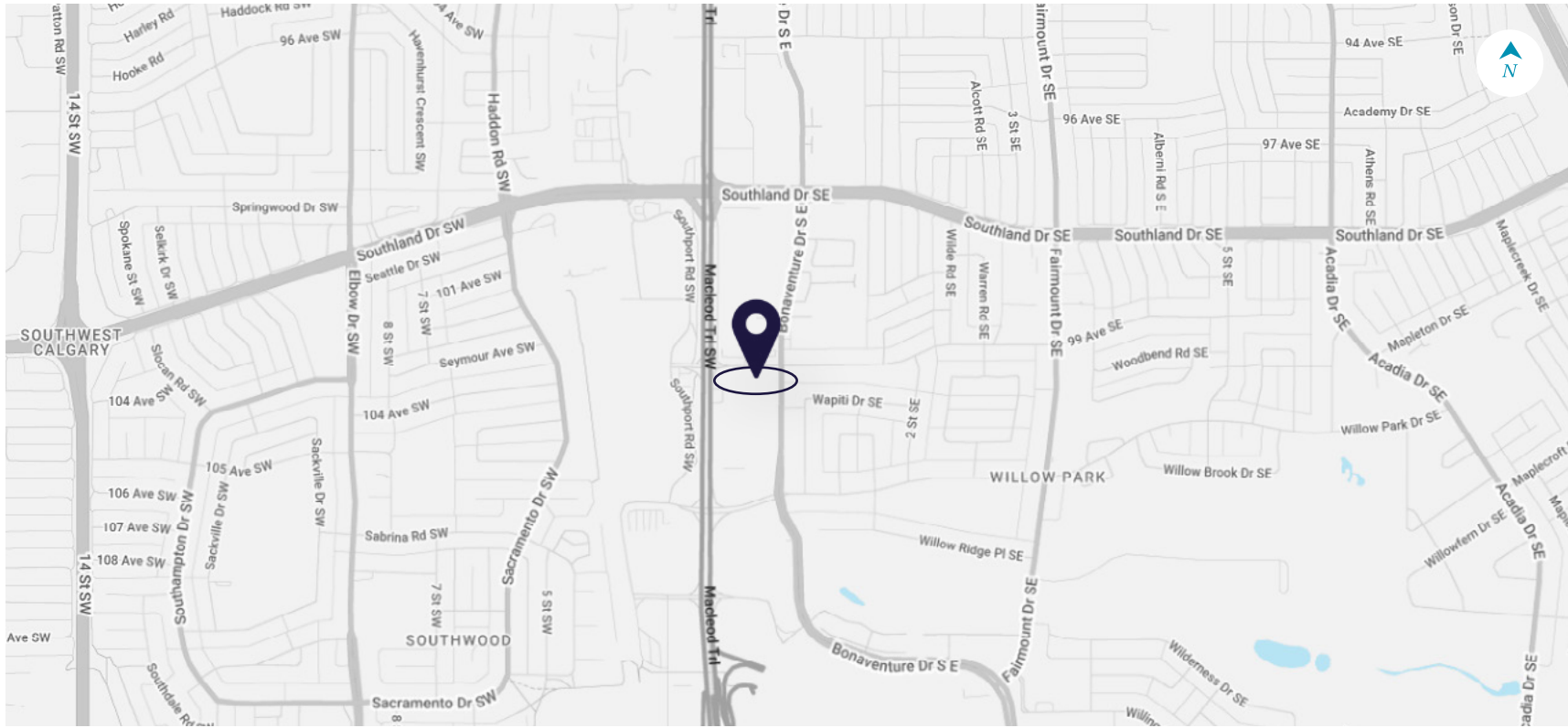
Suite 425 4,458 sf



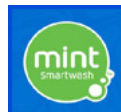
Demisable



# THE AREA



## NEARBY AMENITIES







## CONTACT INFORMATION

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