

For Lease

**2505
14 STREET SW**

Calgary, AB



2505 14 ST SW

Available Space: 2nd Floor: 1,980 sf
Basement: 2,000 sf

Availability: Immediately

Rates: Market

Op Costs: \$13.56 psf (2026)

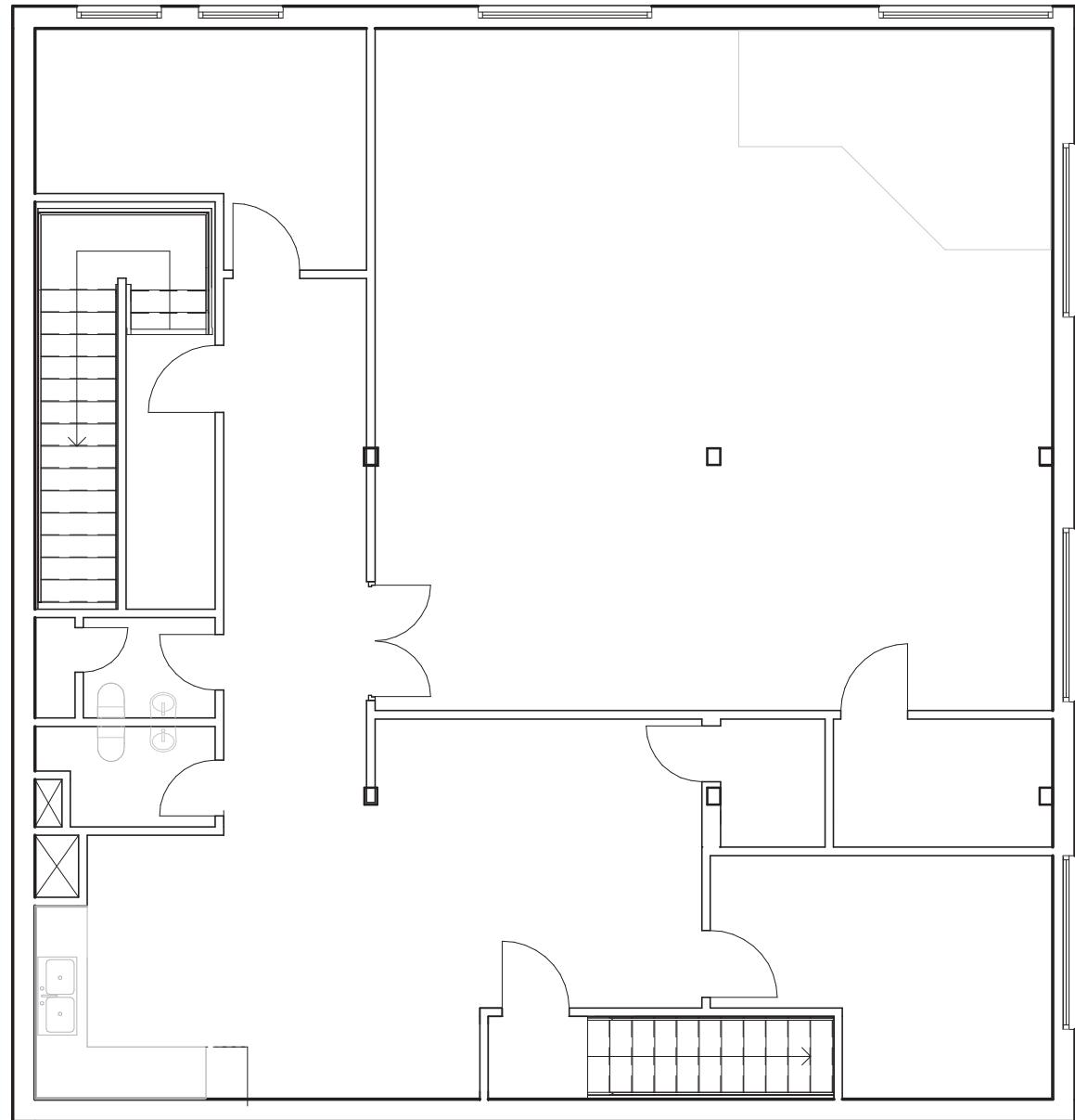
Term: 5-10 years

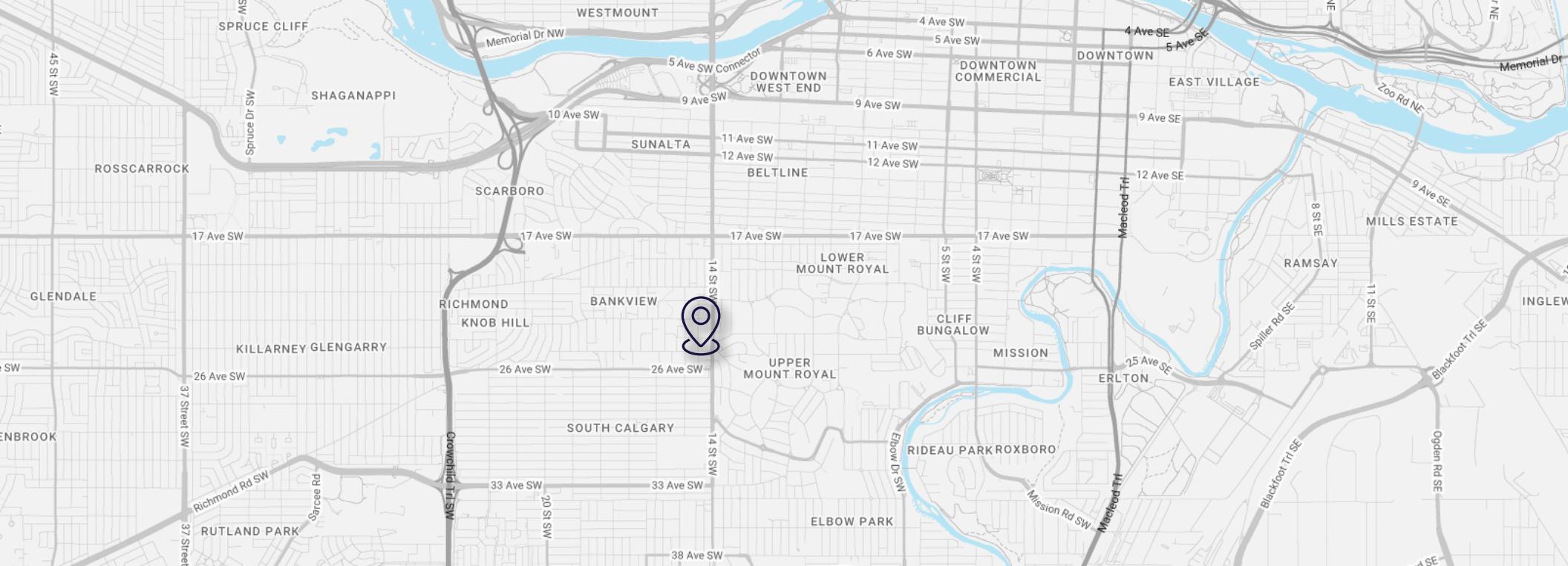


Located directly along 14 Street SW, 2505 14 Street SW offers a versatile layout with abundant natural light. The space is well-suited for a wide range of uses—from professional services to a creative studio. The surrounding area has strong pedestrian and vehicular traffic (approx 18,000 vehicles per day). Separate back parking lot and ample street parking, as well as signage opportunities available.

FLOOR PLAN

Second Floor: 1,980 sf





NEARBY AMENITIES



5 minutes to
Marda Loop Main
Street



10 minutes to
Downtown Calgary



10 minutes to the Trans-Canada Highway



30 minutes to
Calgary International
Airport



For more information, contact:

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