

For Lease

2505 14 STREET SW

Calgary, AB

CUSHMAN & WAKEFIELD

2505 14 ST SW

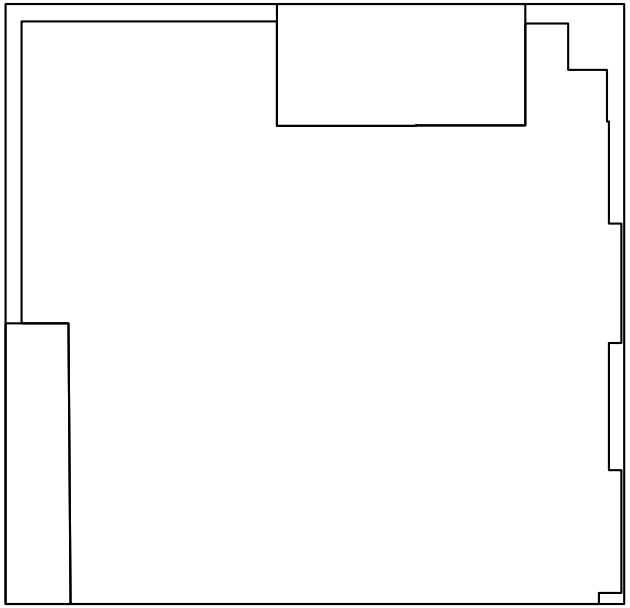


Available Space:	Main Floor: 1,975 sf ~~2nd Floor: 1,980 sf~~ **LEASED** Basement: 2,140 sf
Availability:	Immediately
Rates:	Market
Op Costs:	$13.56 psf (2026)
Term:	5-10 years



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.

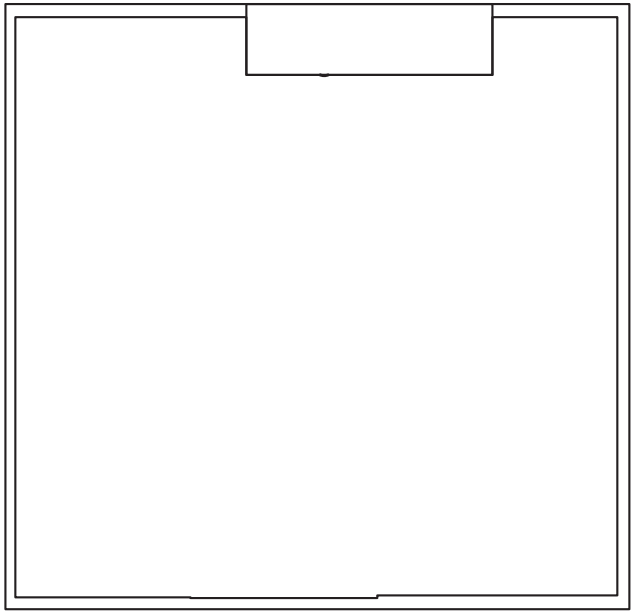
FLOOR PLAN



Main Floor: 1,975 sf



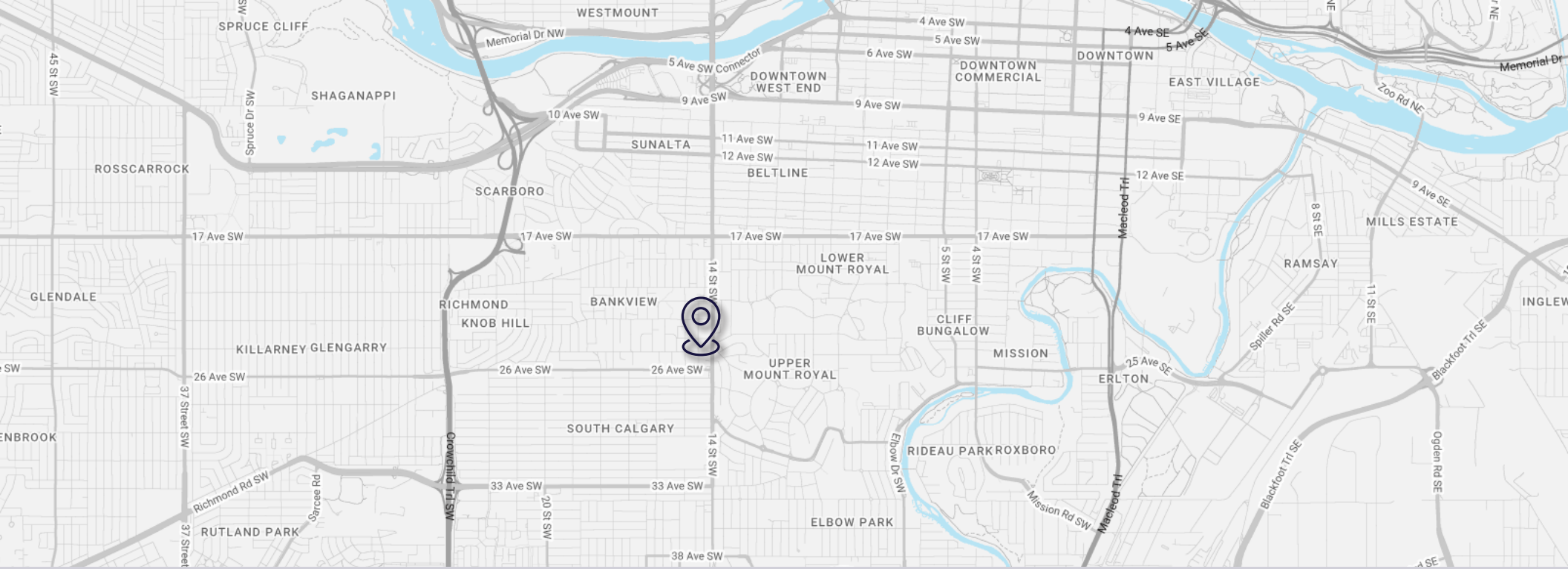
~~Second Floor: 1,980 sf~~ **LEASED**



Basement: 2,140 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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