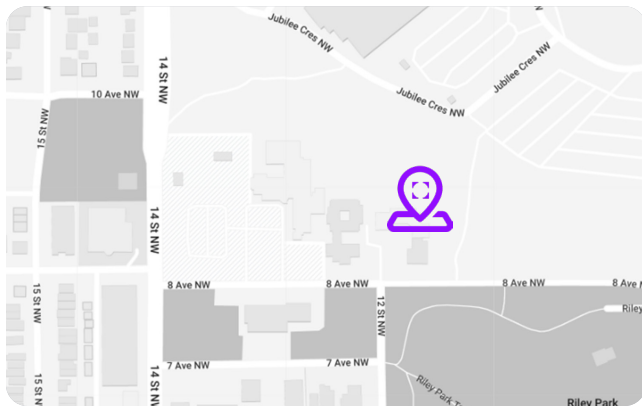




Riley Park Health Centre

1402 8th Avenue NW, Calgary, Alberta



Location Highlights



Major Intersection

8th Avenue and 14th Street NW



Nearest Hospital

5 km Foothills Medical Centre



Public Transit Access

SAIT/Jubilee LRT station; Bus 65, 404, 414

Leasing Inquiries



German Contreras

Leasing Manager

C +1 587 439 6386

E german.contreras@nwhreit.com

W nwhproperties.com



Riley Park Health Centre

1402 8th Avenue NW, Calgary, Alberta



Property Description

Riley Park Health Centre is a three-story, 74,952 square foot medical office building located in Calgary's Hillhurst neighbourhood. Formerly known as the Grace Hospital, the building continues to function as a community healthcare hub, providing a full range of medical services including the Foothills Primary Care Network, Clearpoint Health Network, an advanced spinal care clinic, and a wide variety of specialists. Situated near Riley Park, the building provides convenient access to outdoor green space. There is abundant surface parking on-site for tenants and visitors.

Leasing Inquiries



German Contreras
Leasing Manager

C +1 587 439 6386
E german.contreras@nwhreit.com
W nwhproperties.com

Property Highlights

Building Size	74,952 sq.ft.
Floors	3
Asking Rent (starting at)	\$18.00
Additional Rent (2024 est.)	
Operating Costs	\$20.50
Realty Taxes	\$5.16
In Suite Cleaning Costs	\$2.48
Total	\$28.14 psf
Bike Storage	Outdoor
Parking	Surface
Electric Vehicle Chargers	No
Wired Score	N/A

NOTE: Asking Rent listed above is based on a standard medical office. Additional Rent listed above is an estimate and is subject to change.