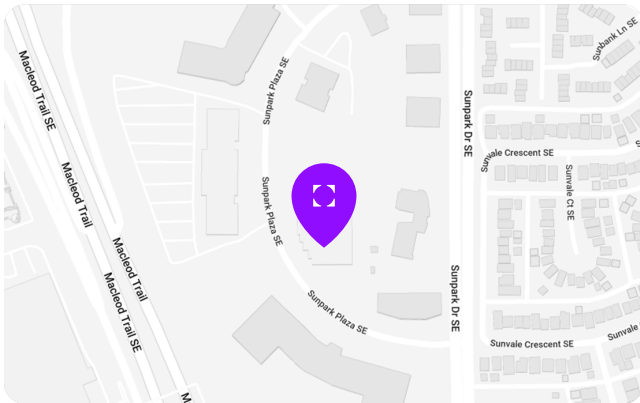




Sunpark Plaza

40 Sunpark Plaza SE, Calgary, Alberta



Leasing Inquiries



German Contreras
Leasing Manager

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

Location Highlights



Major Intersection

Macloed Trail and Sun Valley Blvd SE



Nearest Hospital

0.1km South Calgary Health Centre
11.8km South Health Campus



Public Transit Access

Bus 14 via Sun Valley Blvd
C-Train via Somerset-Bridlewood Station



Sunpark Plaza

40 Sunpark Plaza SE, Calgary, Alberta



Property Description

Sunpark Plaza is a three-story, 67,470 square foot medical office building located in close proximity to the South Calgary Hospital and conveniently situated in the rapidly-developing suburban Calgary market. This Class-A building provides a full range of healthcare services including a large walk-in family practice, pharmacy, medical imaging centre, and a wide variety of specialists. The building features a modernized lobby, attractive architecture, and an updated underground parkade for tenants. The building also offers free visitor parking on the surface lot.

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Property Highlights

Building Size	67,470 sq.ft.
Floors	3
Asking Rent Starting At	\$16.00
Additional Rent (est. 2023)	
Operating Costs	\$16.96
Realty Taxes	\$6.59
In Suite Cleaning Costs	N/A
Total	\$23.55 psf
Bike Storage	Outdoor
Parking	Surface and Underground
Electric Vehicle Chargers	No
Wired Score	Certified

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