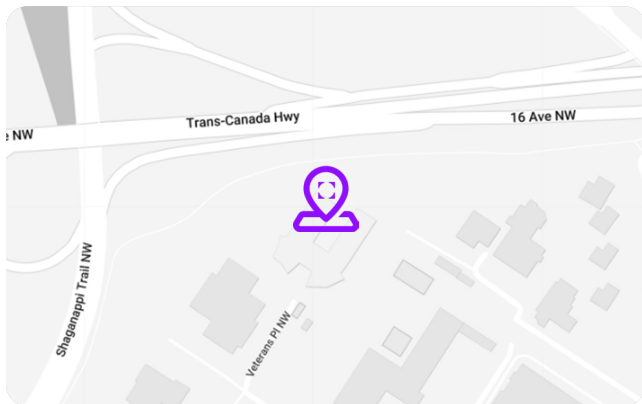




Cambrian Centre

1000 & 2000 Veteran's Place NW, Calgary, Alberta



Location Highlights



Major Intersection

16th Avenue NW and Shaganappi Trail



Nearest Hospital

3.2 km Foothills Medical Centre
2.7 km Alberta Children's Hospital



Public Transit Access

Bus 01, 40, 305 via Bowness Road

Leasing Inquiries



German Contreras
Leasing Manager

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W nwhproperties.com



Cambrian Centre

1000 & 2000 Veteran's Place NW, Calgary, Alberta



Property Description

Cambrian Centre is a four-storey, 122,789 square foot Class-A medical office building located in a major healthcare node that includes Foothills Medical Centre, Alberta Children's Hospital, the University of Calgary Medical and Research Centre, and the Calgary Cancer Centre. Its central location provides prime visibility and access via car or public transit. The property is tenanted by a diversified mix of business and medical professionals and includes a diagnostic imaging clinic, fertility clinic, and a café.

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Property Highlights

Building Size	122,789 sq.ft.
Floors	4
Asking Rent (starting at)	\$19.00
Additional Rent (2024 est.)	
Operating Costs	\$15.57
Realty Taxes	\$7.47
In Suite Cleaning Costs	N/A
Total	\$23.04 psf
Bike Storage	Indoor and 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.