



For Sublease

5055 11 Street NE
Calgary, AB

Available Space: Lower Level: 17,600 s.f.
Main Floor: 17,600 s.f.
Second Floor: 17,600 s.f.
Third Floor: 11,300 s.f.
Total: 64,100 s.f.

Building Size: 64,100 s.f.

Net Rent: \$0.00 p.s.f.

Op. Costs: \$14.38 p.s.f. (Est. 2020)

Expiry: December 30, 2020

Parking: 425 Surface Stalls

Rick C. Urbanczyk, SIOR
Executive Vice President
403 456 5579
rick.urbanczyk@am.jll.com

David Lees
Executive Vice President
403 456 5581
david.lees@am.jll.com

Adam Ramsay
Executive Vice President
403 456 2204
adam.ramsay@am.jll.com

Trent Peterson
Associate Vice President
403 456 5583
trent.peterson@am.jll.com

DISCLAIMER

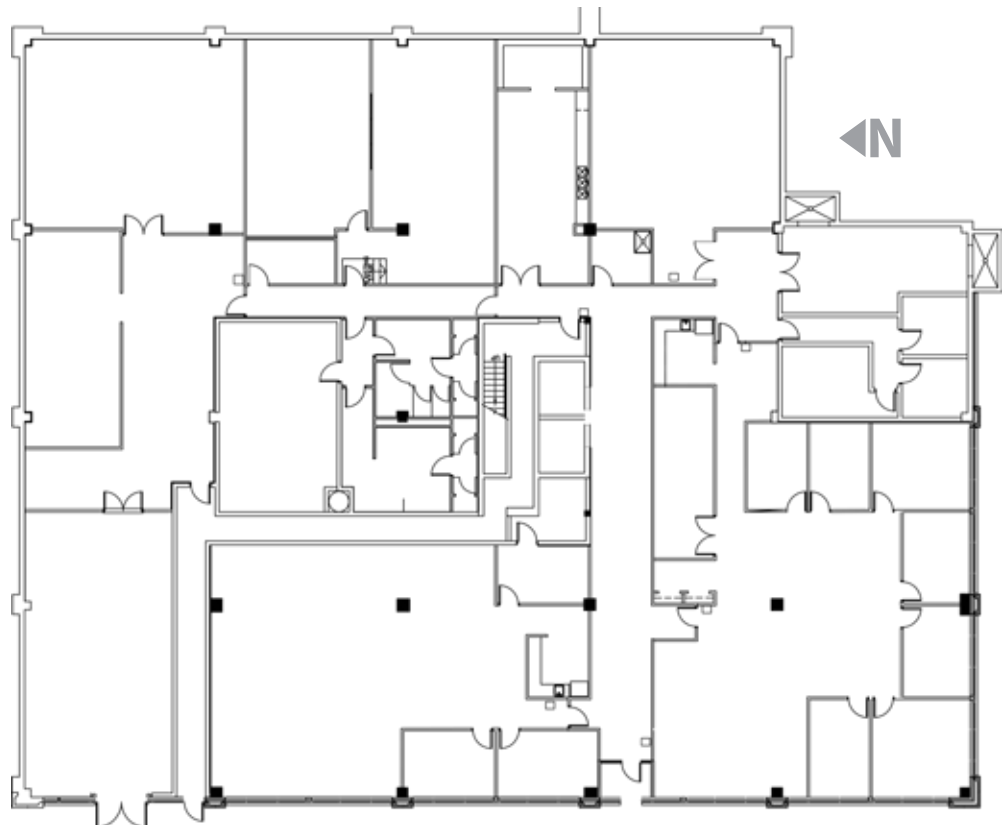
The material herein is intended as a guide only, no liability for negligence or otherwise is assumed for the material contained herein by Jones Lang LaSalle, its principal or its servants or its agents. No material contained herein shall form the basis of or be part of any agreement and no warranty is given or implied as to the accuracy of the whole or any part of the material. Prospective purchasers/tenants should not rely on the material but should make their own enquiries and satisfy themselves of all aspects of the material. Any liability by Jones Lang LaSalle, its principal, its servants or its agents in any way connected with the brochure, whether or not such liability results from or involves negligence, will not exceed \$1000.00.



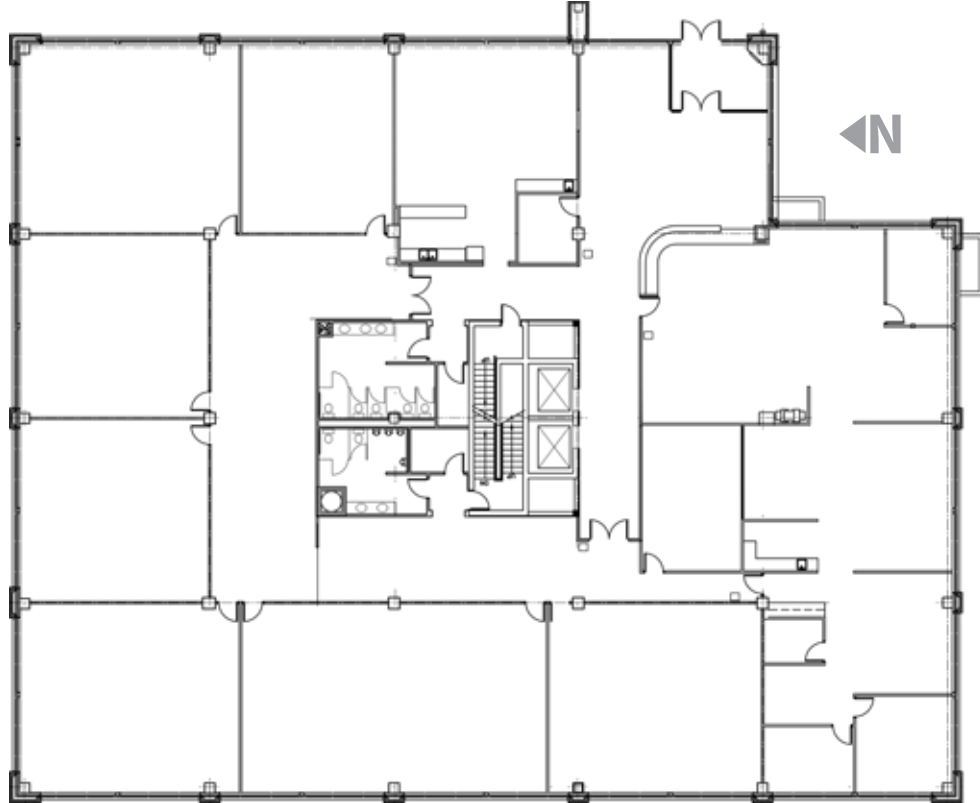
*Achieve
Ambitions*

Floorplans

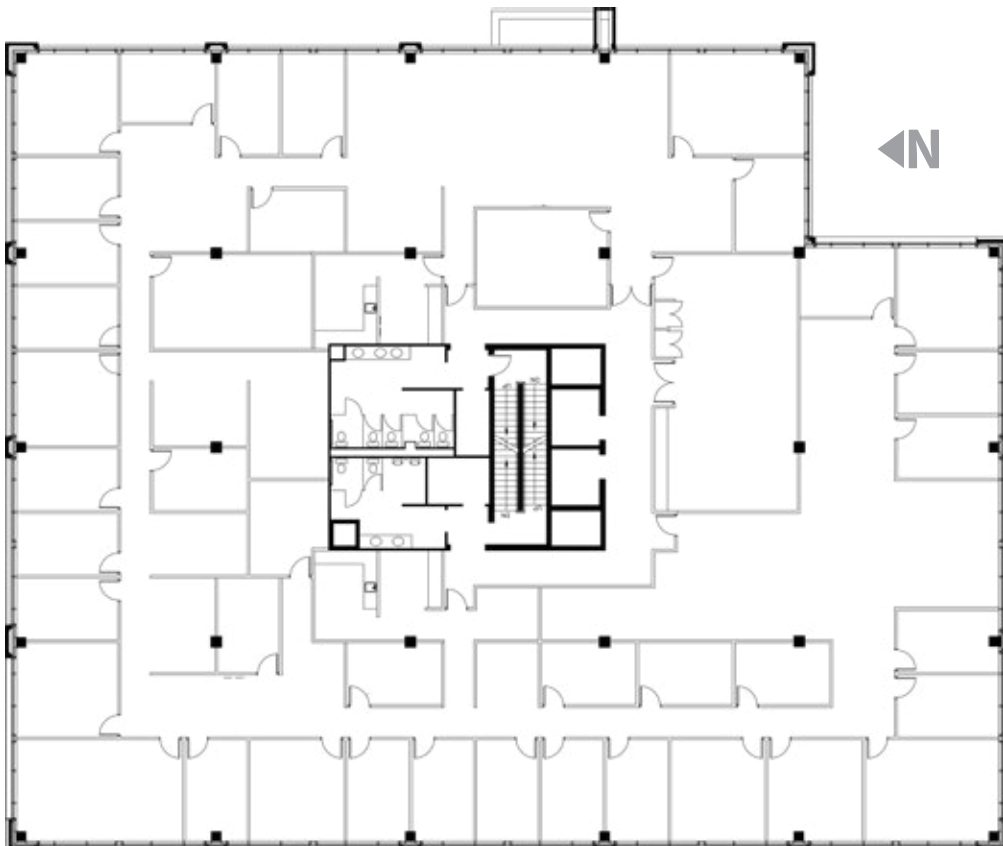
LOWER FLOOR



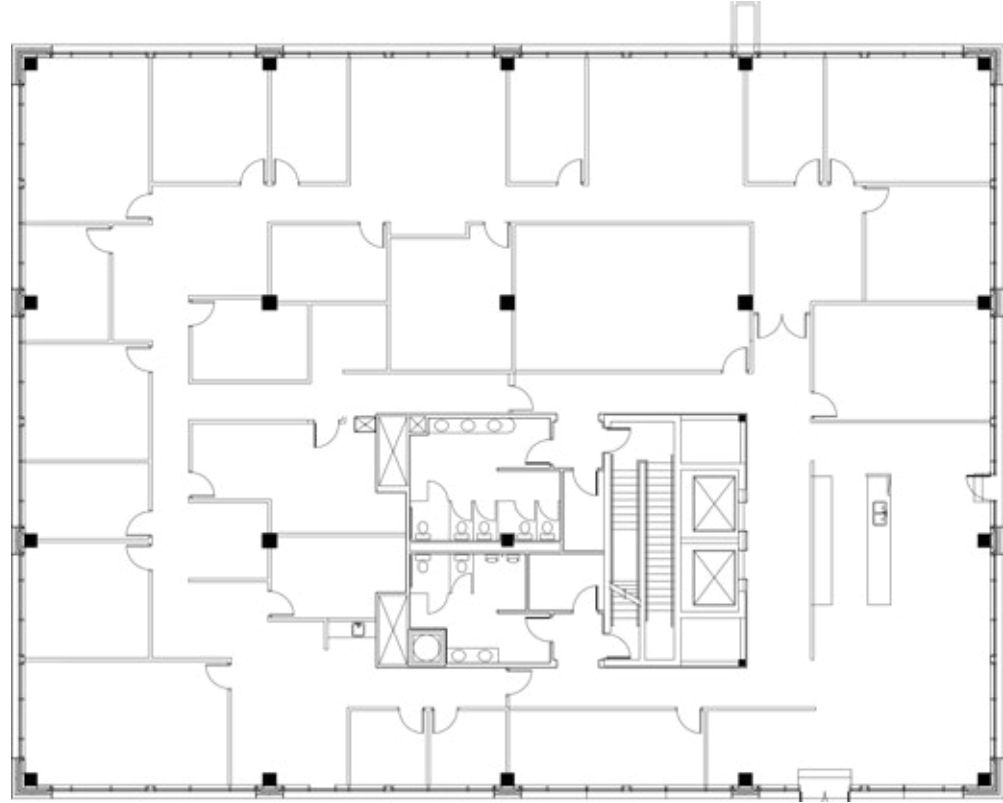
MAIN FLOOR

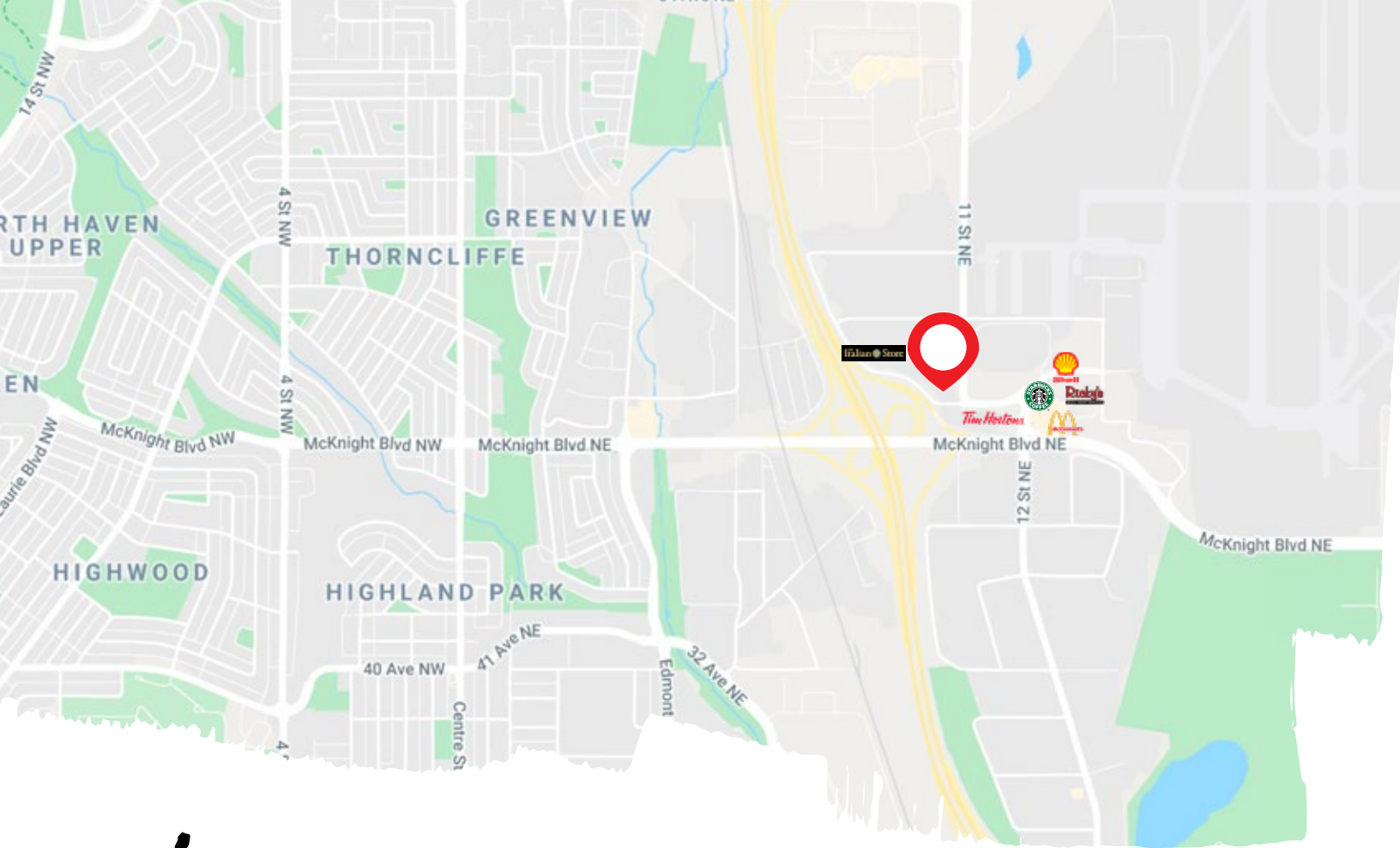


SECOND FLOOR



THIRD FLOOR





Highlights

- Full building available for sublease
- Individual floors available
- Ideal for educational users
- Above-market parking ratio
- Building-top signage available
- 3rd floor has a patio space
- Quick access to McKnight Boulevard and Deerfoot Trail
- Excellent project space opportunity
- Main floor classrooms available for subtenant use

Rick C. Urbanczyk, SIOR

Executive Vice President

403 456 5579

rick.urbanczyk@am.jll.com

David Lees

Executive Vice President

403 456 5581

david.lees@am.jll.com

Adam Ramsay

Executive Vice President

403 456 2204

adam.ramsay@am.jll.com

Trent Peterson

Associate Vice President

403 456 5583

trent.peterson@am.jll.com

Jones Lang LaSalle Real Estate Services, Inc.

855 – 2nd Street SW, Suite 3900

Calgary, AB T2P 4K7

jll.ca

DISCLAIMER

The material herein is intended as a guide only, no liability for negligence or otherwise is assumed for the material contained herein by Jones Lang LaSalle, its principal or its servants or its agents. No material contained herein shall form the basis of or be part of any agreement and no warranty is given or implied as to the accuracy of the whole or any part of the material. Prospective purchasers/tenants should not rely on the material but should make their own enquiries and satisfy themselves of all aspects of the material. Any liability by Jones Lang LaSalle, its principal, its servants or its agents in any way connected with the brochure, whether or not such liability results from or involves negligence, will not exceed \$1000.00.



*Achieve
Ambitions*