

# Alastair Ross Technology Centre

3553 31st Street NW Calgary, AB.

# PROPERTY DETAILS

**Address:** 3553 31st Street NW  
**Building Size:** 121,387 s.f.  
**Net Rent:** Market Rates  
**Op. Costs:** \$16.12 p.s.f. (Est. 2019)  
**Parking:** 1:425 s.f.  
 \$50.00 per stall, per month  
**Term:** Flexible  
**Tenant Allowance:** Negotiable

## Amenities

Amenities include: shared reception for guests and visitor greeting, showers, lockers and change rooms, complimentary mailbox, 7 shared boardrooms (24/7 access), free secure wifi access in common areas, onsite café, green roof, onsite yoga, and Toastmasters.

# VACANCIES

SUITE #	TYPE	SIZE	AVAILABLE
150	Office	11,000 s.f. +/-	LEASED
201	Office	1,981 s.f. +/-	Immediately
207	Office	3,370 s.f. +/-	LEASED
230	Office	10,378 s.f. +/-	LEASED
240	Office	1,733 s.f. +/-	Immediately
288	Office	3,391 s.f. +/-	LEASED

# PROPERTY PHOTOS



Café



Breezeway



Reception



Atrium



Shared Boardroom

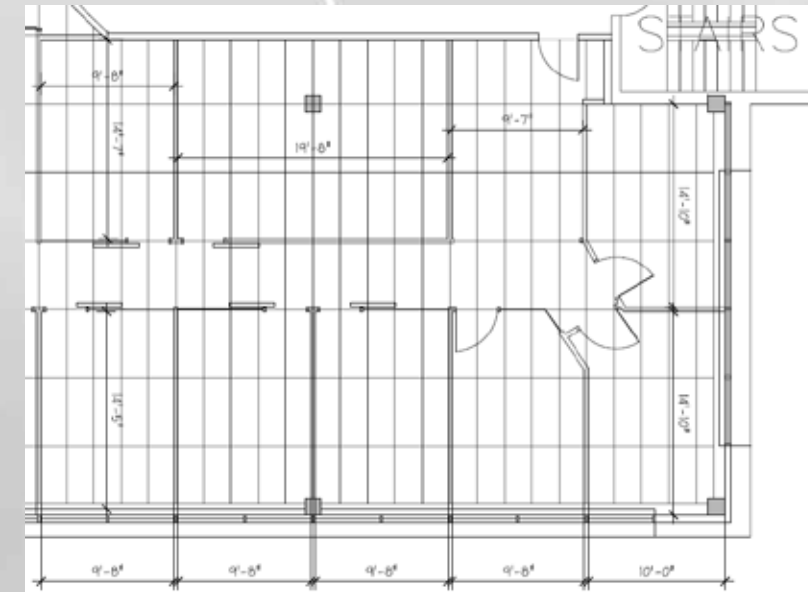
# PROPERTY PHOTOS

# FLOOR PLANS

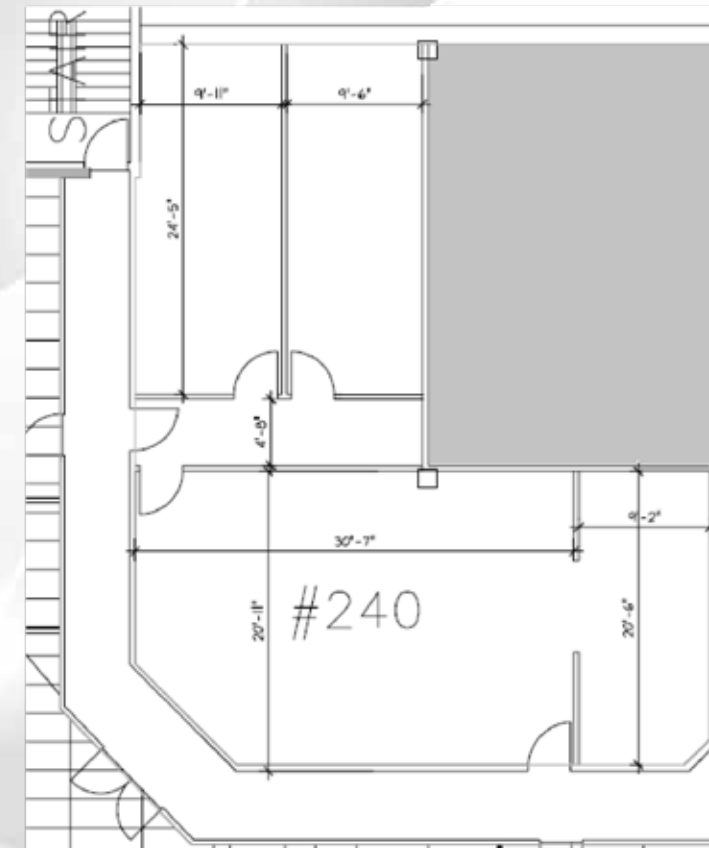
SUITE 201



SUITE 201 - 1,981 S.F. +/-



SUITE 240 - 1,733 S.F. +/-

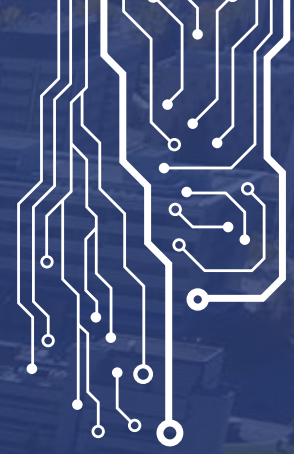


SUITE 240



Suites can be combined





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