



Shawnee Station

14319-14331 Macleod Trail
Calgary, AB

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HIGHLIGHTS

- › High traffic plaza with direct exposure to Macleod Trail with an impressive traffic count of 112,000 vehicles per day (2016)
- › Free standing building
- › Meters away from Fish Creek - Lacombe LRT station with pedestrian walkway connecting the plaza to the station
- › Co-tenants include: Humpty's, CashMoney, Evergreen Dental, Shawnessey Nail Spa, House of Mandi, Smoker's Corner, Eye Health Centres, Minute Muffler, Enterprise Rent-A-Car, CARSTAR Express
- › Ample signage available at market rents
- › Servicing Shawnee Slopes, Millrise, Evergreen Estates, Shawnessy, Midnapore and the future Fish Creek Exchange community

FOR LEASE > 14319-14331 Macleod Trail S, Calgary

AVAILABLE SPACE

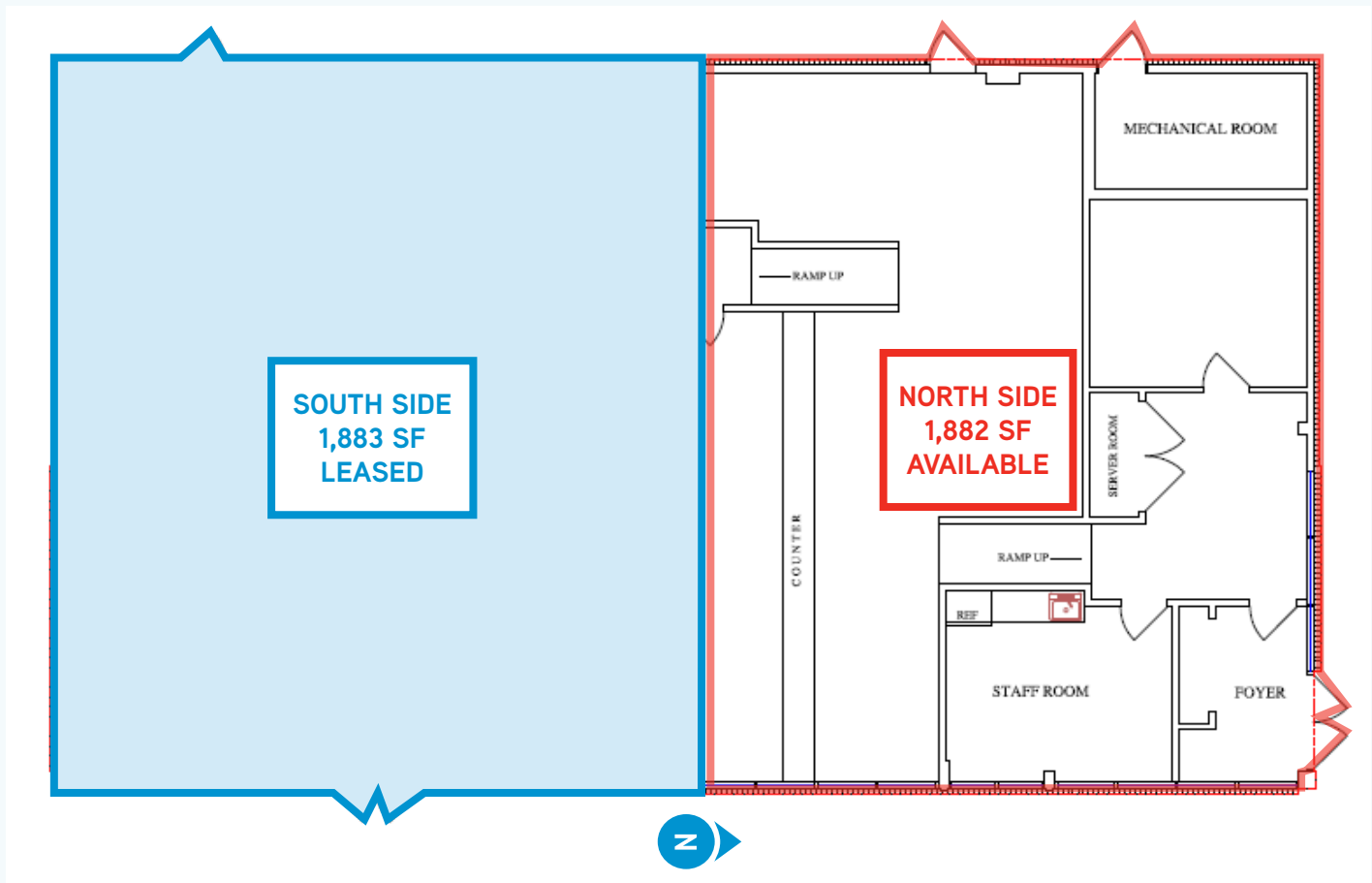
Unit	Available Space (SF)	Rate (Per SF)	Op Costs (per SF)
14319-14331	1,882	Market	\$14.95

DEMOGRAPHICS

	YEAR	1 KM	3 KM	5 KM
POPULATION	2017 (Current)	5,765	68,333	187,011
	2022 (Projected)	6,837	71,731	198,883
AGE	Median	43.0	41.2	39.5
HOUSEHOLD INCOME	Average	\$126,354	\$146,808	\$139,651
	Median	\$78,696	\$96,904	\$94,699



FLOOR PLAN



CONTACT US

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