



Colliers

6125-11ST

Unit 5

6125 11th Street SE, Calgary, AB

Centrally located space for lease

5,296 square foot warehouse space in a professionally managed park with quick access to Deerfoot Trail.

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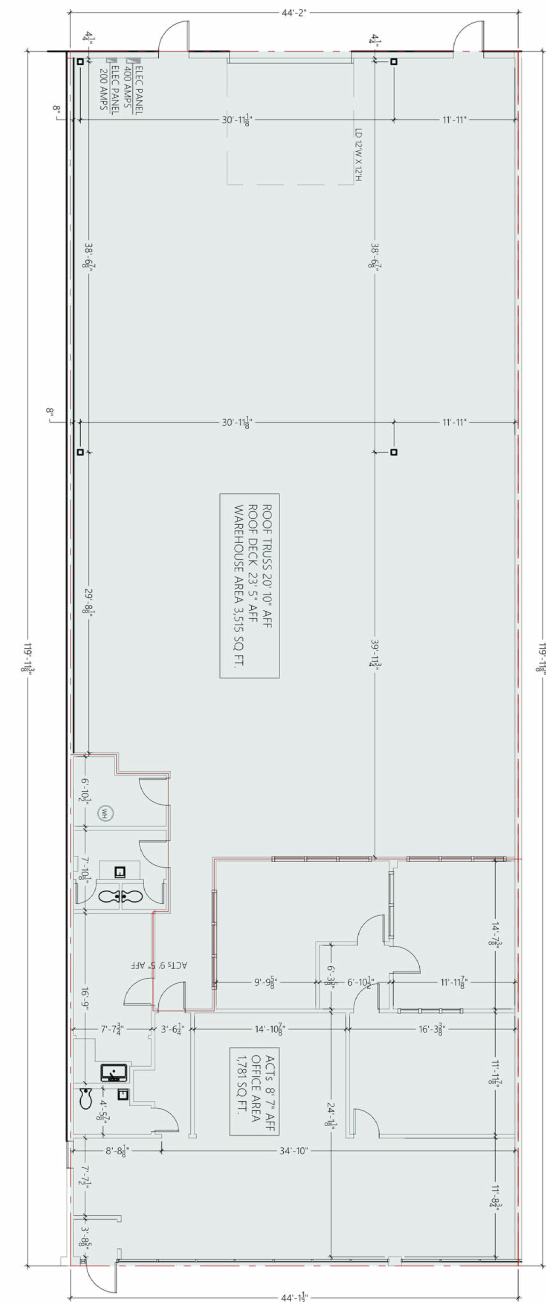
Property Overview

District	Foothills
Zoning	Industrial General (I-G)
Office Area	1,781 SF
Warehouse Area	3,515 SF
Total Area	5,296 SF
Ceiling Height	22' clear
Loading	1 (12' x 12') drive-in door
Power	600 Amps, 240 Volt, 3 Phase (TBV)
Op Costs (2022)	\$5.09 PSF
Lease Rate	Market
Available	Immediately

Property Features:

- o Centrally located
- o Direct retail exposure on 11th Street SE
- o Surrounded by multiple amenities
- o Sump in warehouse
- o 1 Kitchen, 3 Bathrooms

Floorplan





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