

# FOR LEASE

*Industrial Bay Office/Warehouse/Shop*  
**3000 Sq. Ft. + Mezz.**



**Asking \$10.00/Sq. Ft./Year Plus Operating**

**Bob Vesey**  
RGV Realty Group  
3402 - 8th Street S.E.  
Calgary, Alberta. T2G 5S7  
Direct Line: 403-243-7112  
bob@bobvesey.com

# FOR LEASE

## Industrial Bay

Office/Shop/Warehouse Mezz. Level

South  
Manchester



### LEASE INFORMATION

Space Available:

**Total of 3.000 Sq. Ft.  
Plus Mezz Level**

**ASKING PRICE:  
\$10.00/Sq.Ft./Year**

**Mezz level is free**

**Operating Costs:**

**\$2.91/Sq. Ft./Year**

**Monthly:**

**Rent:           \$2500.00  
Op.               \$ 726.67**

**Total:           \$3,226.67**

### SITE INFORMATION

**PARKING In Front of  
Bay**

**200 Amp of Power**

**6439-2<sup>nd</sup> St.  
S.E.**



*Presented By:*

**Bob Vesey**

Broker

**RGV Realty Group**

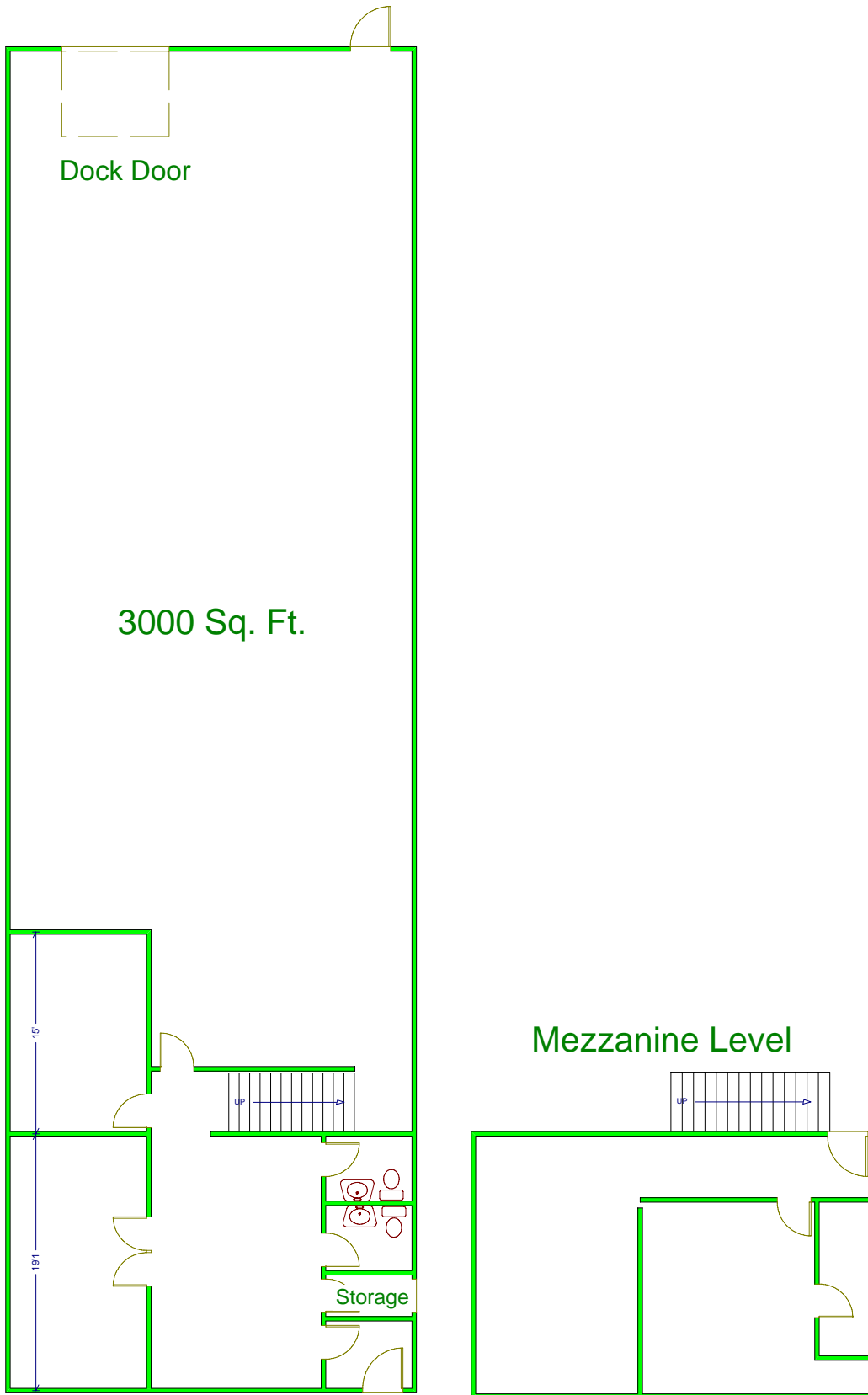
Commercial division

**Direct Line: 243-7112**

**bob@bobvesey.com**

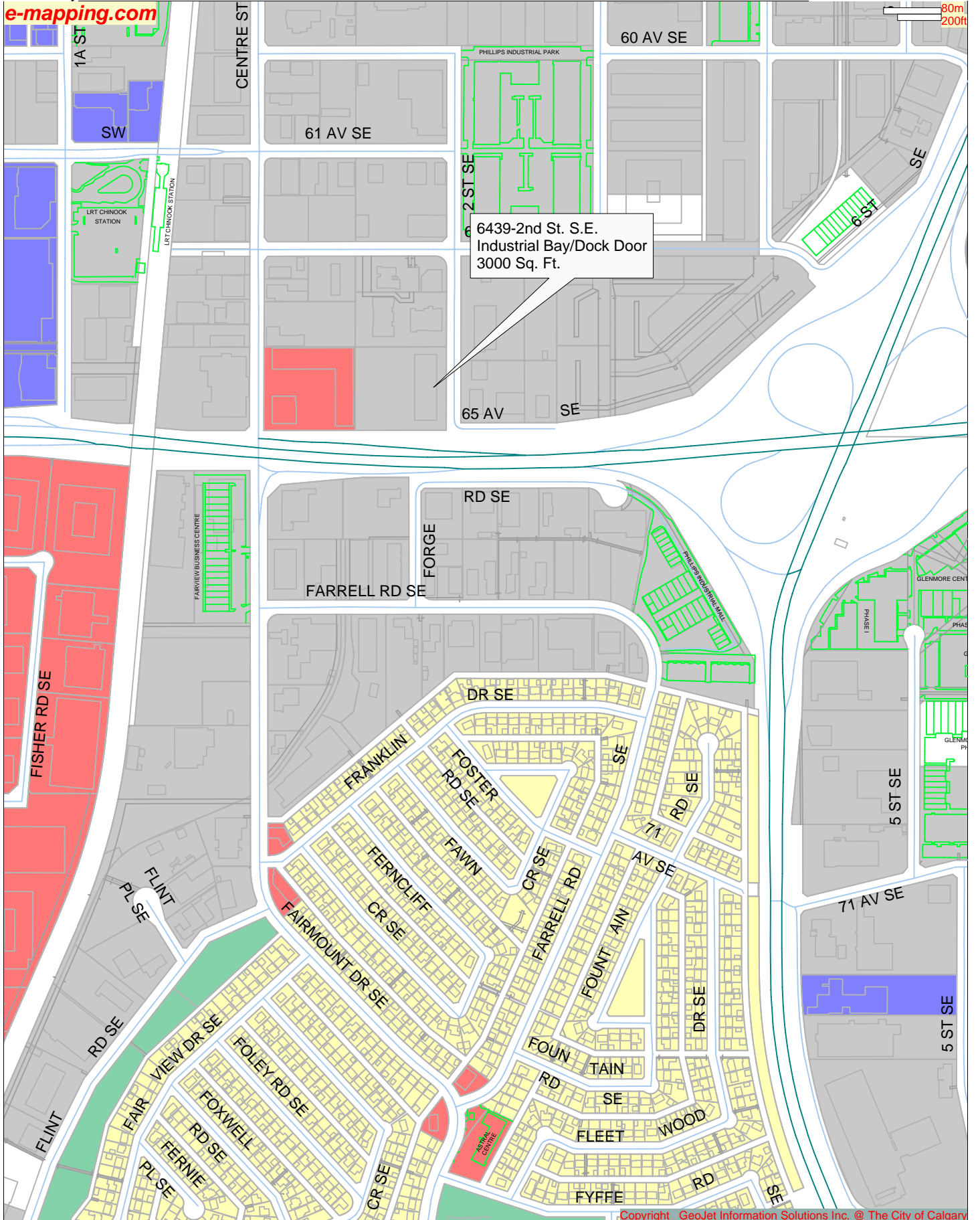
This information is believed to be accurate, it is not warranted to be so. Independent advice concerning details of particular importance should be sought.

6439-2<sup>nd</sup> St. S.E.



**6439-2<sup>nd</sup> St. S.W.**





6439-2nd St. S.E.  
Industrial Bay/Dock Door  
3000 Sq. Ft.