



Sherwood Park 25 **Office For Lease** **LP: \$0**
Durham Town Square **Lse Rate: \$23.00 M**
 #111 85 Cranford WY **SP:**

Trans Type: For Lease **Listing ID #:** E4265215
Sale Type: Lease **Land Size SF:**
Zoning: C2 **Land Size Acres:**
Prop Taxes: / **Lot Frontage:**
Other Types: OFC **Subj Prop Width:**

ACTIVE

This main floor space is located in the Tailormade Business Center off Baseline Road. Very recognized building in the Park and a fabulous location which makes this an excellent location for this lease opportunity. This unit contains 5 offices, reception, kitchen and 1 separate washroom. There is main floor access and interior hall access. \$23.00 sqft. plus \$10.90 sqft. operating costs which include heat, water & property taxes. Tenant pays for power, phone & internet. Great for professionals or medical.

Directions:

Virtual Tour:

Brochure:

Property Details

Ownership Interest: Private
Title to Land:
Env Asmt Phase:
RPR Survey Available:
Seller Rights Res: No

General Building Details

Building Type: Condo Complex, Low Rise (2-4 stories)
Construction: Concrete
Subject Space SqFt: 1,432
Subject Space Width: 35.00
Year Built: 2008

Land

Site Services:
Water Supply:
Sewer / Septic:

Multi Family

of Storeys: **Total # of Units:** 0
of 1 Bedroom Apts: **# of Bachelor Apts:**
of 2 Bedroom Apts: **# of Penthouse Apts:**
of 3 Bedroom Apts: **# of Other Units:**
of 4+ Bedroom Apts: **# of Parking Spaces:**

APOD Information

Gross Operating Income:
Other Income:
Effective Gross Income:
Expense Total:
Total Op Expenses:
Net Operating Income:
Cap Rate:

Business/Business w/Property

Major Business Type:
Minor Business Type:

Lease Details

Lease Type:
Net Lse Rate SF/Annum: \$23.00
Lease Term (in Months): 36 neg

Lease Op Cost SqFt: \$10.90
Subject Space SqFt: 1,432
Lease SubLease:

