



Calgary SMI Commercial
Real Estate Limited
#1636, 246 Stewart Green S.W.
Calgary, Alberta, T3H 3C8

www.smicommercial.com

Contact:

Bernie Bajnok
(403) 988-4001
BBajnok@smicommercial.com

SMI Commercial • Retail Office Division

For Lease – 2nd Floor Office



Britannia Plaza

5005 Elbow Drive SW

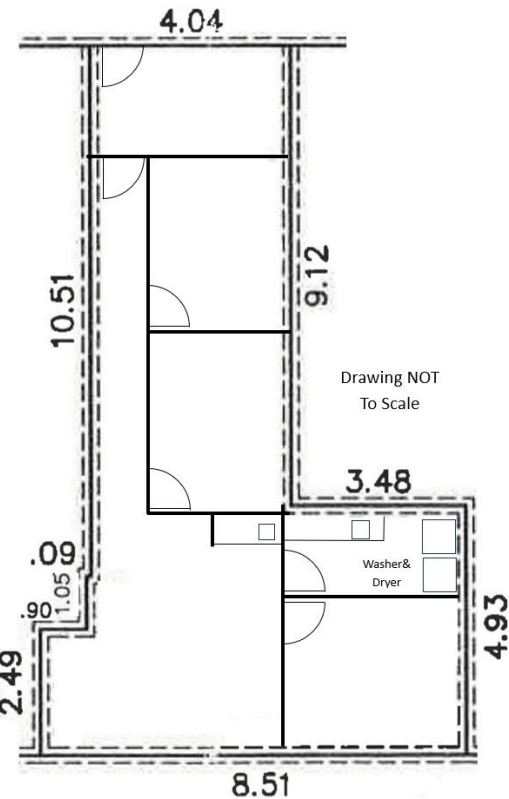
1,006 sq. ft.

- Desirable space for office or retail
- Avail. May 1, 2025
- Windsor Park, Elboya, BelAire, Britannia
- Tenants include Sunterra Market, RBC, & Retail, Beauty, Dental, Health, Coffee, and Medical
- Ample parking
- Excellent building signage
- Generous Tenant Allowance
- Op costs (2024) include utilities

\$26.00 net
\$24.00 op. cost



Suite 202



Click or type for **YouTube** Virtual tour:
<https://youtu.be/y204K1MByIY>



CREATING VALUE THROUGH RELATIONSHIPS