

930 17th Avenue

930 17th Avenue SW, Calgary, AB



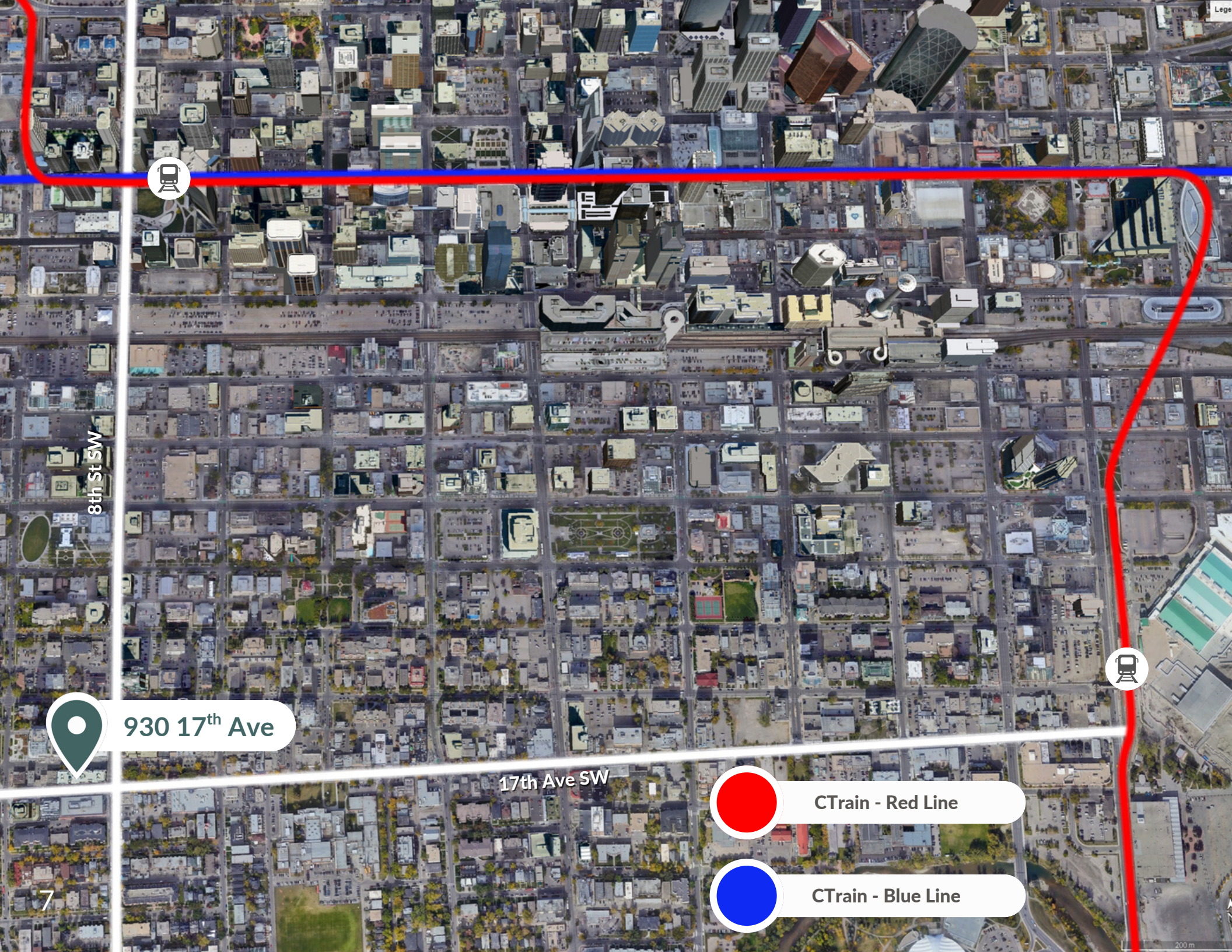
ment District on 17th
dalone building offers
ndy restaurants and

LLARAMA

GoodLife
FITNESS.

Nearby amenities and tenants





8th St SW



930 17th Ave

17th Ave SW



CTrain - Red Line



CTrain - Blue Line



7

200 m

Neighbourhood Features



1-MINUTE DRIVE TO MACLEOD TRAIL SE



6-MINUTE DRIVE TO CORE SHOPPING CENTRE



22-MINUTE DRIVE TO CALGARY INTERNATIONAL AIRPORT



Population (5km)
277,000



Bike Score
96



Household Income (5km)
\$185,000



Walk Score
97



Households (5km)
129,000



Transit Score
73



Traffic count
27,000



Nearest Bus line
1-minute walk to 8th St SW Bus Stop



Nearest Rail line
14-minute walk to 8th Street SW Light Rail stop

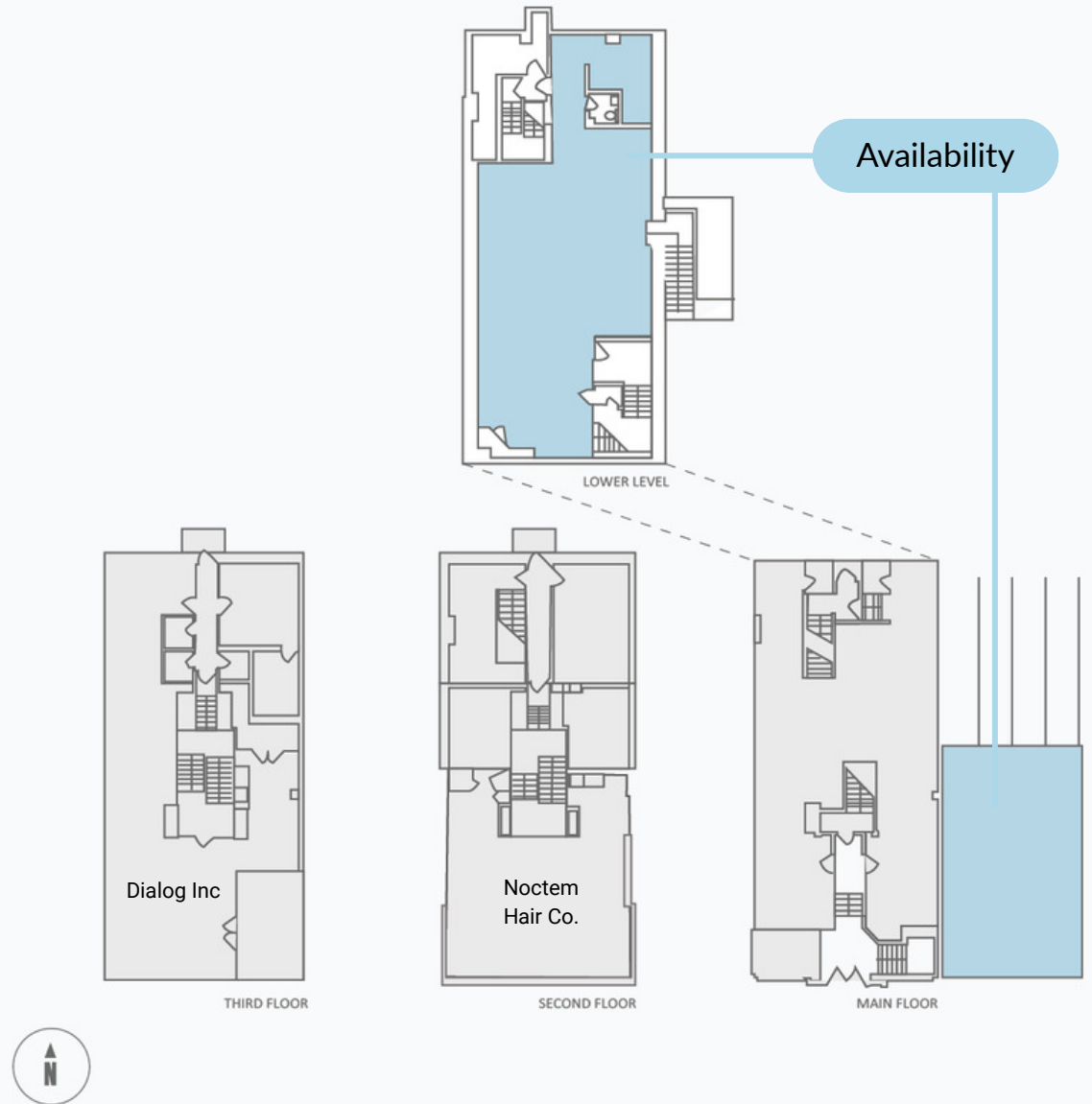


Availability

Size	1,725 SF (Street Level)
	2,175 SF (Lower Level)
Available	Immediately
Ideal Use	Retail

Notes

- Ideal location close to the heart of Mount Royal Village
- Adjacent to a dynamic mix of retailers and tenants
- **Great signage possibility with direct 17th Avenue exposure**



***Operating Costs:** \$21.12 sf

**2026 Estimates*

