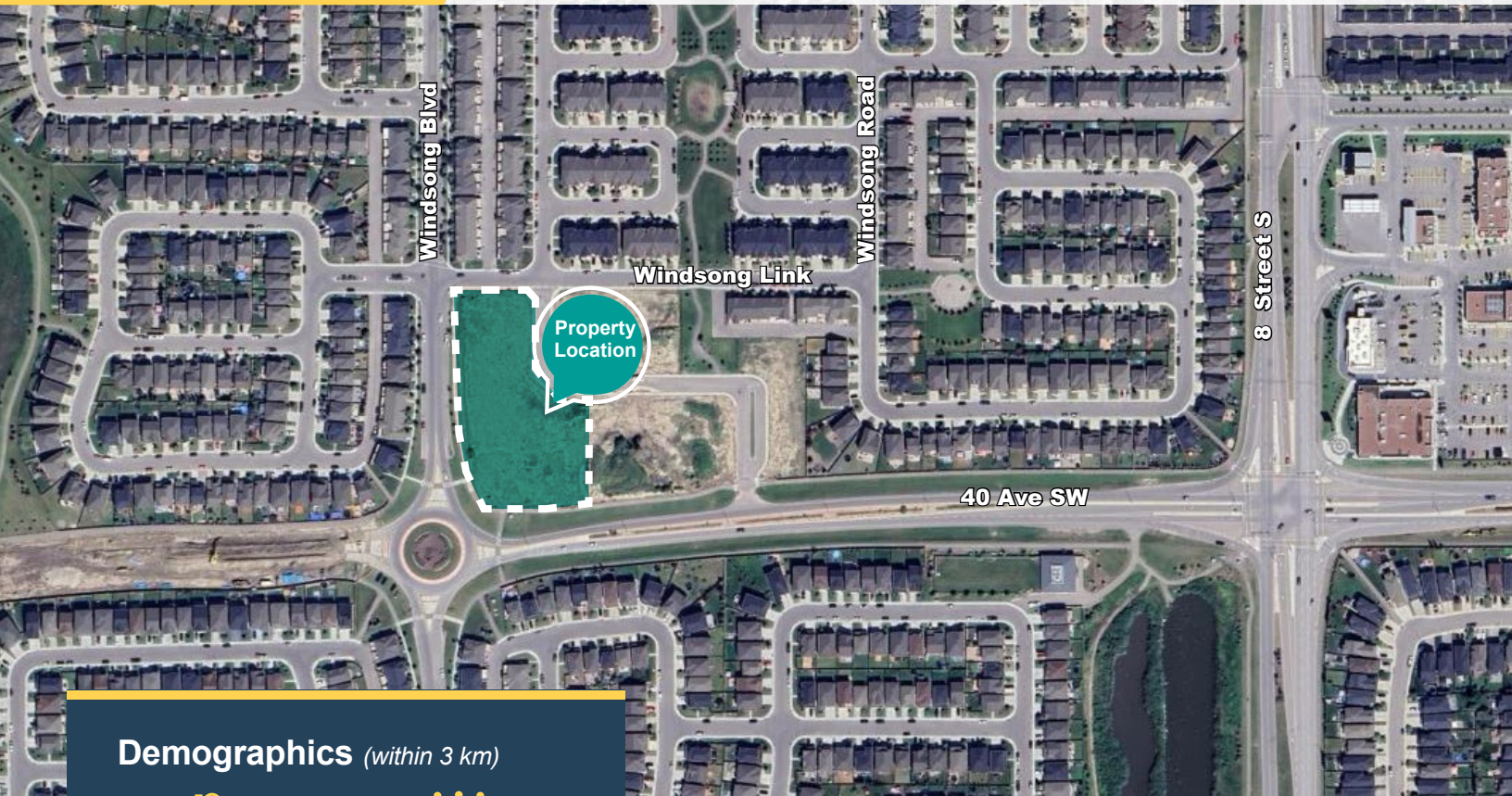


For Lease

3166 Windsong Blvd. SW | Airdrie, AB



Demographics *(within 3 km)*



NEIGHBORHOOD
Windsong



POPULATION
32,807



MEDIAN AGE
35



HOUSEHOLD INCOME
\$132,580

Building Details



PARKING
Ample Parking



YEAR BUILT
2000



TRAFFIC COUNT

11,269 VPD | 8 St & 40 A E
14,933 VPS | 8 St & Yankee Valley N

Blackstone

Unit A210, 9705 Horton Road SW,
Calgary, Alberta, T2V 2X5
P (403) 214-2344

blackstonecommercial.com

Windsong Airdrie

Property Details

Building 1 (7,558 SF)

Unit 1 | 1,195 SF
Unit 2 | 1,292 SF
Unit 3 | 1,292 SF
Unit 4 | 1,292 SF
Unit 5 | 1,292 SF
Unit 6 | 1,292 SF

Unit 4 | 1,502 SF
Unit 5 | 1,652 SF
Unit 6 | 1,776 SF

Building 3 (4,821 SF)

Unit 1 | 1,607 SF
Unit 2 | 1,607 SF
Unit 3 | 1,607 SF

Size Available:

Building 2 (9,033 SF)

Unit 1 | 1,992 SF
Unit 2 | 1,109 SF
Unit 3 | 1,002 SF

Availability:

TBD

Net Rate:

\$32.00 PSF

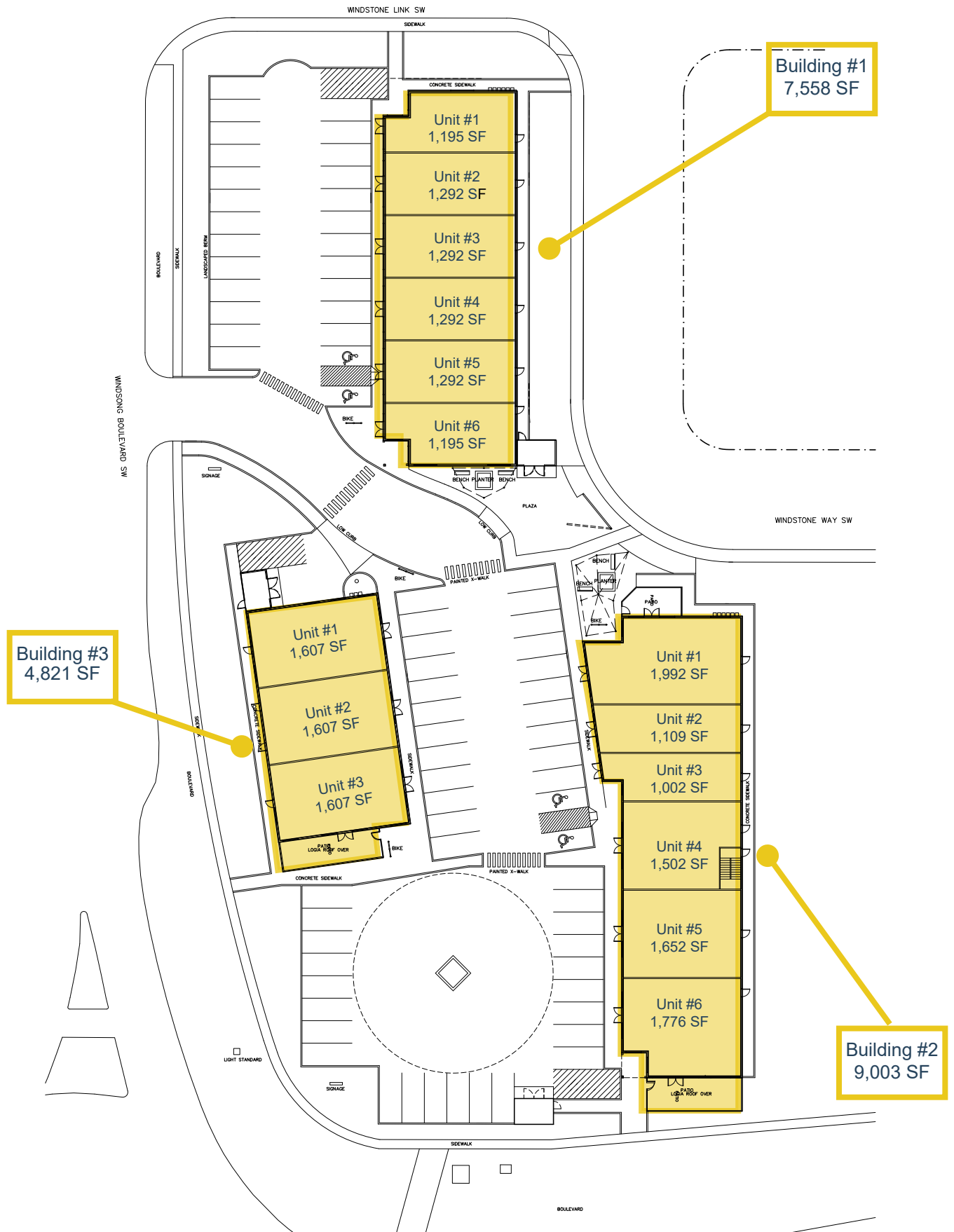
Op Costs:

\$10.00 PSF

Highlights

- The development is located in Airdrie Windsong, a busy new residential and retail centre with great retail opportunities
- Three buildings with 1,000 - 9,033 SF units available for lease
- Close proximity to Save-On Foods, Shoppers Drug Mart, PetValu, Dairy Queen and much more
- 200 m from Windsong School, Windsong Manor Playground and 250 m away from Osborne Park

Site Plan





View in
Google Maps



Rendering

Thank you for your interest!

For More Info.

Shane Olin

P (403) 313-5305

E solin@blackstonecommercial.com

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