

Blackstone

For Sublease

1222 9 Avenue SE | Calgary AB

Prime Inglewood Retail Opportunity

Inglewood Crossing



1222 9 Avenue SE, Calgary AB

Charming Retail Sublease in Inglewood

PROPERTY DETAILS

Unit Size	1,490± SF + Basement 400 SF
Rental Rate	Market
Op Costs	\$15.90 PSF (Est. 2024)
Expiry	April 29, 2030
Availability	Immediate
Zoning	S-R
Parking	1 Rear Stall

- Prime Retail Sublease in Calgary's Trendy Inglewood District
- Rare On-Site Parking with Direct Access from 9th Avenue SE
- Surrounded by Popular Shops, Local Breweries & Destination Dining
- Excellent Street Frontage with High Visibility and Steady Drive-By Traffic
- Warm, Inviting, and Open Interior Layout – Ready for Your Concept
- Located in One of Calgary's Most Walkable and Historic Neighbourhoods



Olivia Bohdan, Associate

P 403.629.0809

E obohdan@blackstonecommercial.com

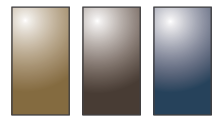
Unit A210
9705 Horton Road SW
Calgary, Alberta T2V 2X5
P 403.214.2344

BlackstoneCommercial.com

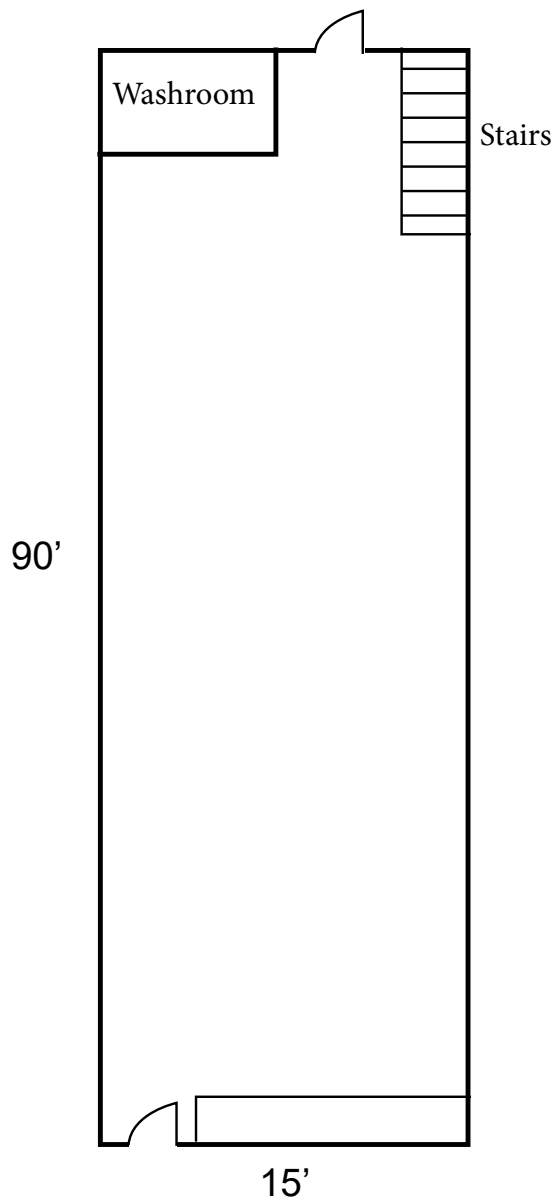
For Sublease

1222 9 Avenue SE | Calgary AB

Prime Inglewood Retail Opportunity



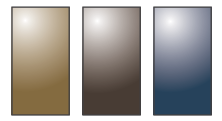
Blackstone



For Sublease

1222 9 Avenue SE | Calgary AB

Prime Inglewood Retail Opportunity



Blackstone



	NEIGHBORHOOD Inglewood		POPULATION 69,240		MEDIAN AGE 38.6		HOUSEHOLD INCOME \$73,771		TRAFFIC COUNT 15,000 VPD 9 Ave & 12 Street
--	----------------------------------	---	-----------------------------	---	---------------------------	---	-------------------------------------	--	--



BlackstoneCommercial.com

For more information, please contact one of our associates.

This document has been prepared by Blackstone Commercial for advertising and general information only. Although information has been obtained from sources deemed reliable, Blackstone Commercial and / or their representatives, brokers or agents make no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Blackstone Commercial excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising therefrom. © 2025, All rights reserved. This document is the copyrighted property of Blackstone Commercial.

Unit A210
9705 Horton Road SW
Calgary, Alberta T2V 2X5
P 403.214.2344
BlackstoneCommercial.com

Olivia Bohdan, Associate
P 403.629.0809
E obohdan@blackstonecommercial.com