



Colliers

333 - 7th Avenue SW, Calgary, AB

For Sublease

TD Square - Dome Tower

The Dome Tower offers tenants unprecedented amenities and convenience. Located at the core of downtown Calgary's financial and retail centres, the location provides convenient transportation and parking with direct access to the adjacent east/west LRT and to the neighbouring developments via Calgary's Plus 15 and Plus 30 walkways. The tenant-only fitness facility located in The CORE is equipped with a multi-purpose class studio, cycling studio, personal training and group fitness classes, locker rooms, showers, and towel service. World class accommodations are within a few blocks at the nearby Sheraton, Hyatt, Fairmont Palliser and Westin Hotels. Direct access to The CORE Shopping Centre and Stephen Avenue pedestrian mall provides tenants to easily experience Calgary's premier retail shops, restaurants and entertainment.

Todd Sutcliffe

Executive Vice President | Partner
+1 403 618 2486
todd.sutcliffe@colliers.com

Jim Rea

Executive Vice President | Partner
+1 403 540 7744
jim.rea@colliers.com

Accelerating success.

Sublease Space

Sublease Information

Available Subpremises	Floor 30: 14,588 SF <i>Fully furnished, renovated to a high standard</i>
Sublandlord	Chord Energy
Annual Net Rent	Market Rates
Operating Costs & Taxes	\$21.11 per square foot (2026 estimate)
Term of Sublease	November 29, 2029
Occupancy Date	60-90 Days Notice
Parking	1:5,000 square feet \$550/stall/month: reserved underground \$495/stall/month: unreserved underground



Immediate access to LRT



Various dining amenities nearby

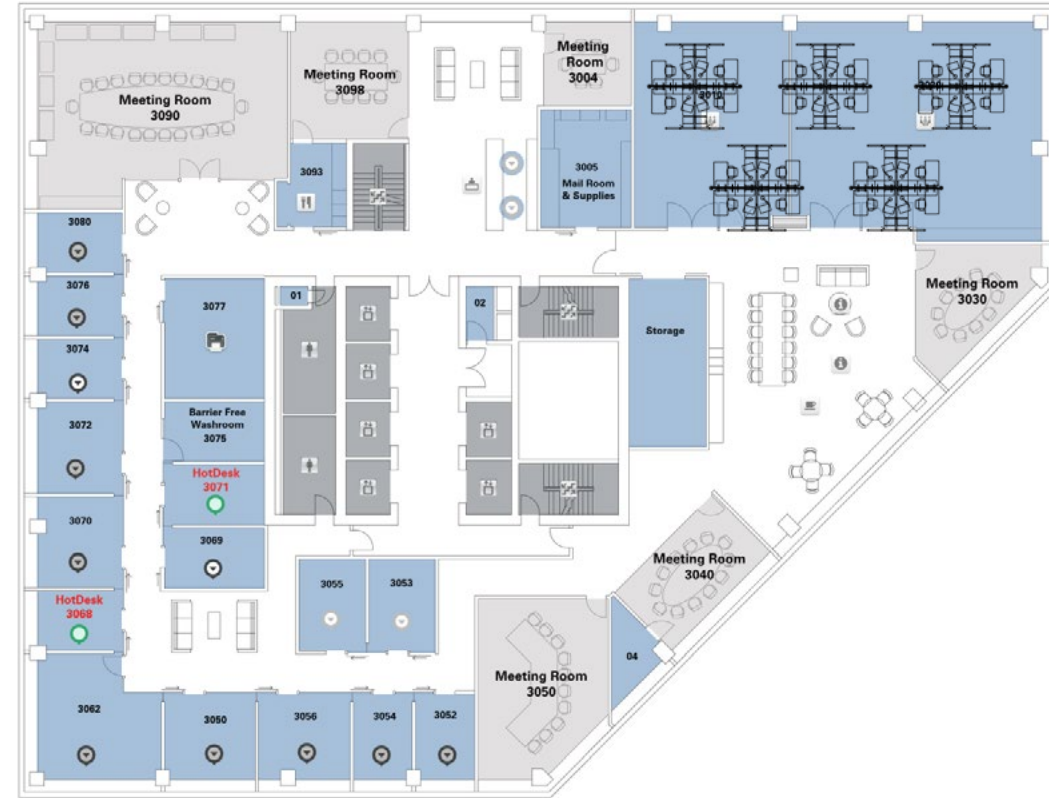


Direct access to The CORE Shopping Mall

Building Details

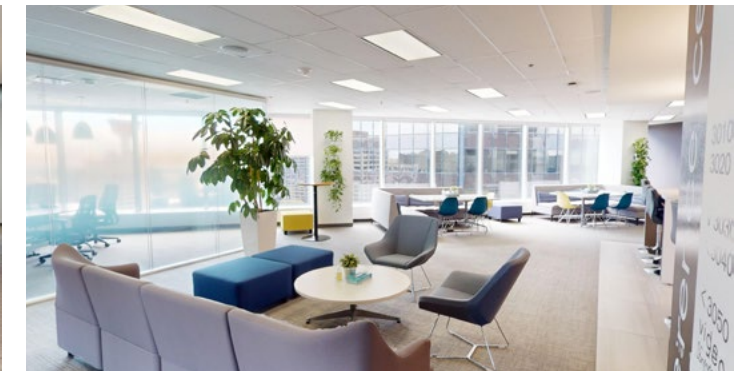
Constructed	1976
Rentable Area	402,809 SF
Average Floorplate	14,300 SF
Number of Floors	33
Landlord	Ivanhoe Cambridge
Building Management	Cushman & Wakefield Asset Services
HVAC	Monday - Friday 7:00 am - 6:00 pm Weekends available, subject to charge

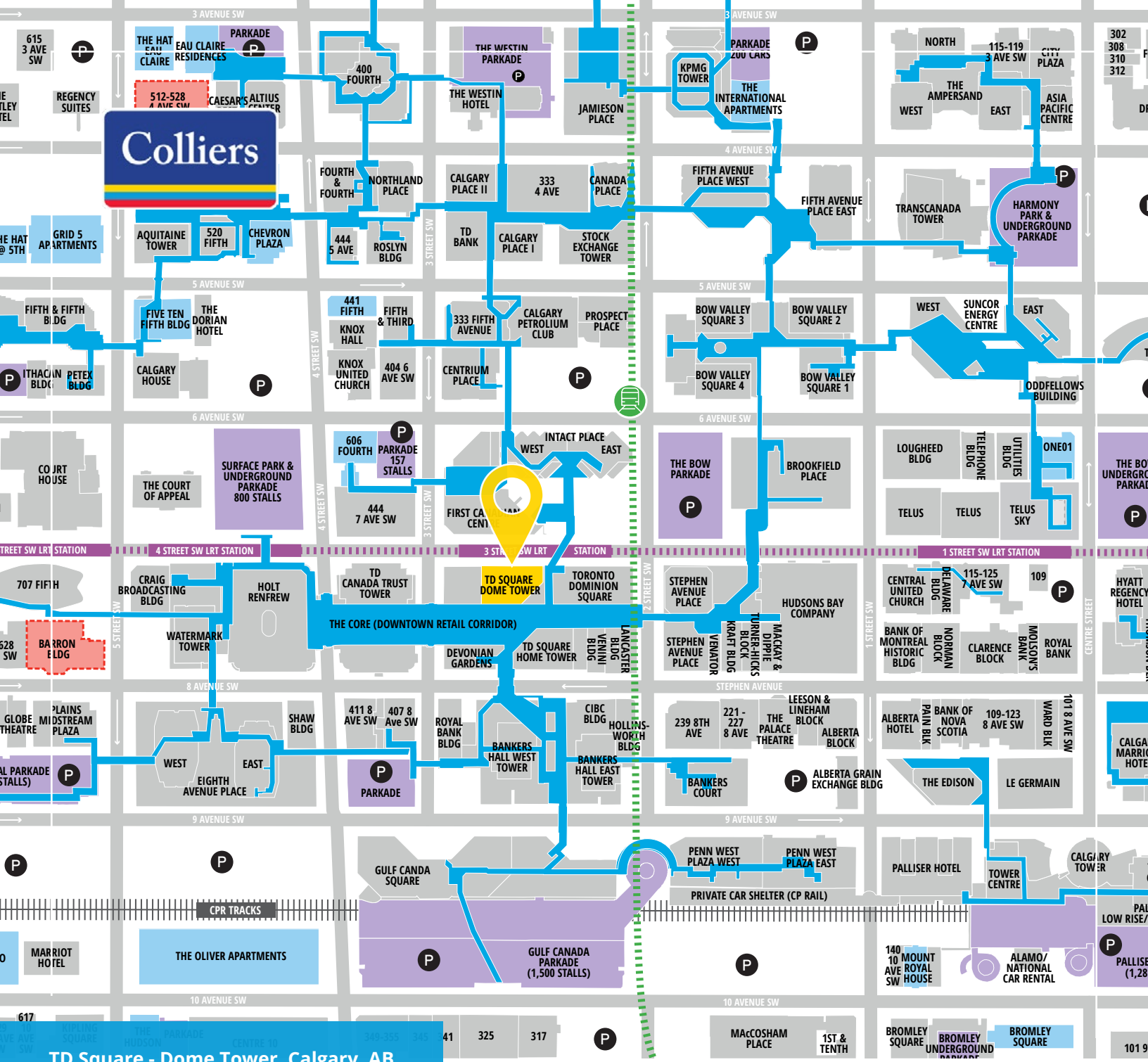
Floor 30



Floor 30 | 14,588 SF

- 11 Exterior Offices
- 4 Interior Offices
- 20 Workstations
- 5 Meeting Rooms
- Boardroom
- Breakout Areas
- Mail Room
- Storage Room
- Copy/Print Area
- Kitchen/Staff Lounge
- Reception
- Barrier Free Washroom





TD Square - Dome Tower, Calgary, AB

Todd Sutcliffe

Executive Vice President | Partner
 +1 403 618 2486
 todd.sutcliffe@colliers.com

Jim Rea

Executive Vice President | Partner
 +1 403 540 7744
 jim.rea@colliers.com

This document has been prepared by Colliers for advertising and general information only. Colliers makes 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. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. CMN Calgary Inc.