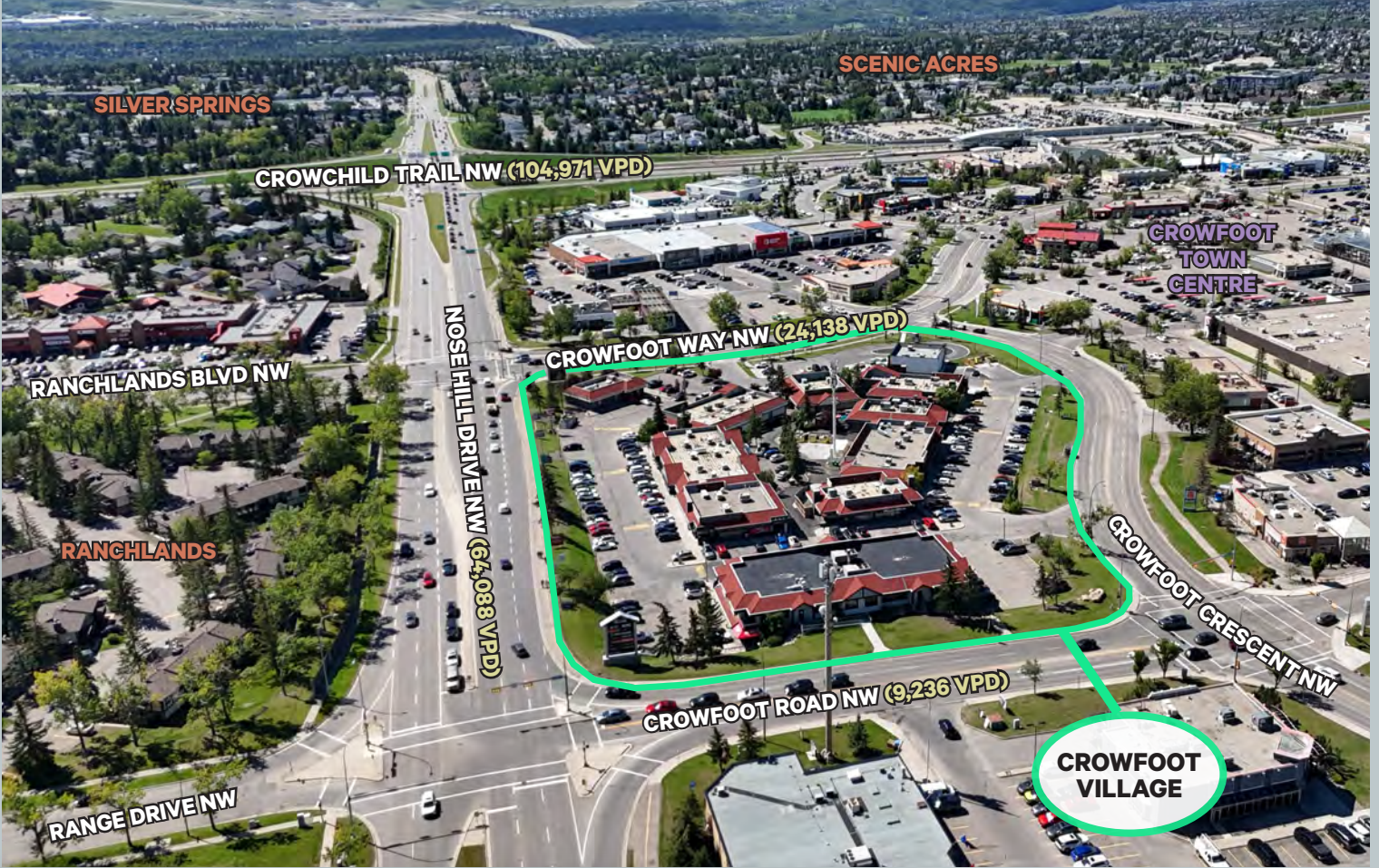


**PRIME LEASING OPPORTUNITY AVAILABLE**



# Crowfoot Village

20 Crowfoot Crescent NW  
Calgary, AB

**CBRE**

# Demographics



**32,603**

Population Within 2 KM

**157,069**

Population Within 5 KM



**113,161**

Daytime Population  
Within 5 KM

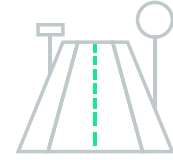


**\$146,102**

Average Household  
Income Within 2 KM

**\$164,540**

Average Household  
Income Within 5 KM



**64,088**

VPD along  
Nose Hill Drive NW

**104,971**

VPD along  
Crowchild Trail NW

## Prime retail opportunity in the busy Crowfoot Power Centre

- Crowfoot Village is located in the busy Crowfoot Power Centre.
- Existing food tenants include Starbucks, KFC, Edo, Mucho Burrito, Prairie Donair, Domino's, Booster Juice, Italian (Chianti), Japanese (Jun Katsu), Caribbean (Island Plate), Fish & Chips (Joey's), Vietnamese (Pho Tina).
- Surrounding communities include Arbour Lake, Citadel, Hawkwood, Ranchlands, Scenic Acres, Royal Oak, Rocky Ridge and Tuscany



## Space Available

**Bldg B - Unit 240 - 855 sq. ft.**

**Bldg G - Unit 710 - 1,118 sq. ft.**

BASIC RENT - Market

OP COSTS & TAXES - (2026)

Bldg B - \$29.08

Bldg G - \$31.84

SIGNAGE - Fascia & Pylon

POSSESSION - Unit 240 - June 1, 2026

Unit 710 - Immediate

ZONING - DC; C1-A

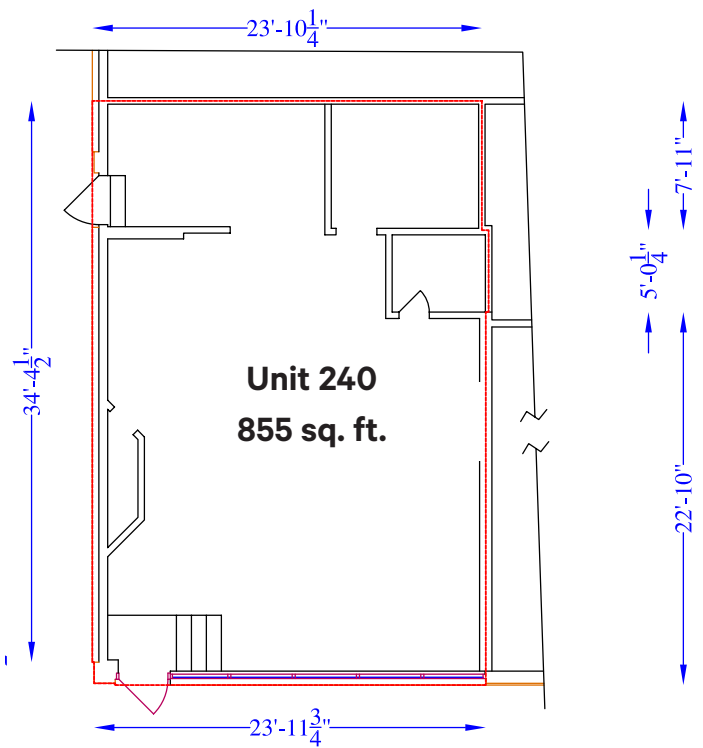
TERM - 5 - 10 years

# Leasing Plan

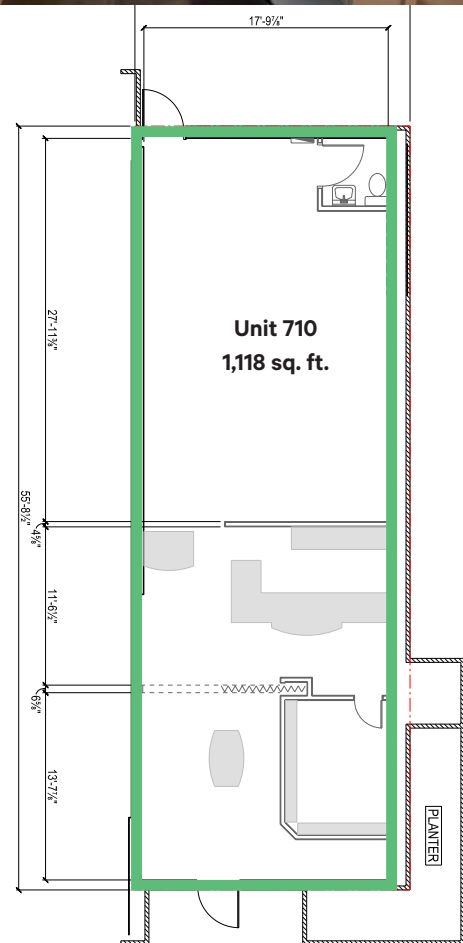
Available
Under Offer
Conditionally Leased
Leased
Future Residential



# Unit 240 - Photos & Floor Plan



# Unit 710 - Photos & Floor Plan



# Property Photos

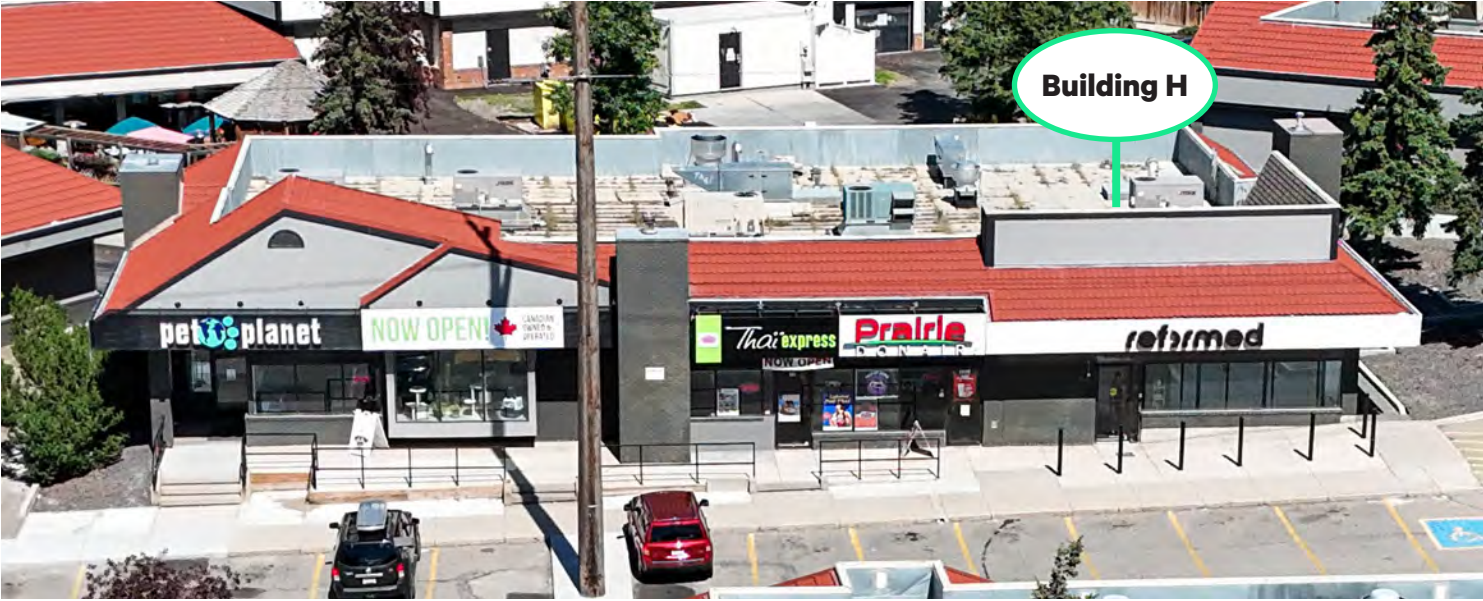


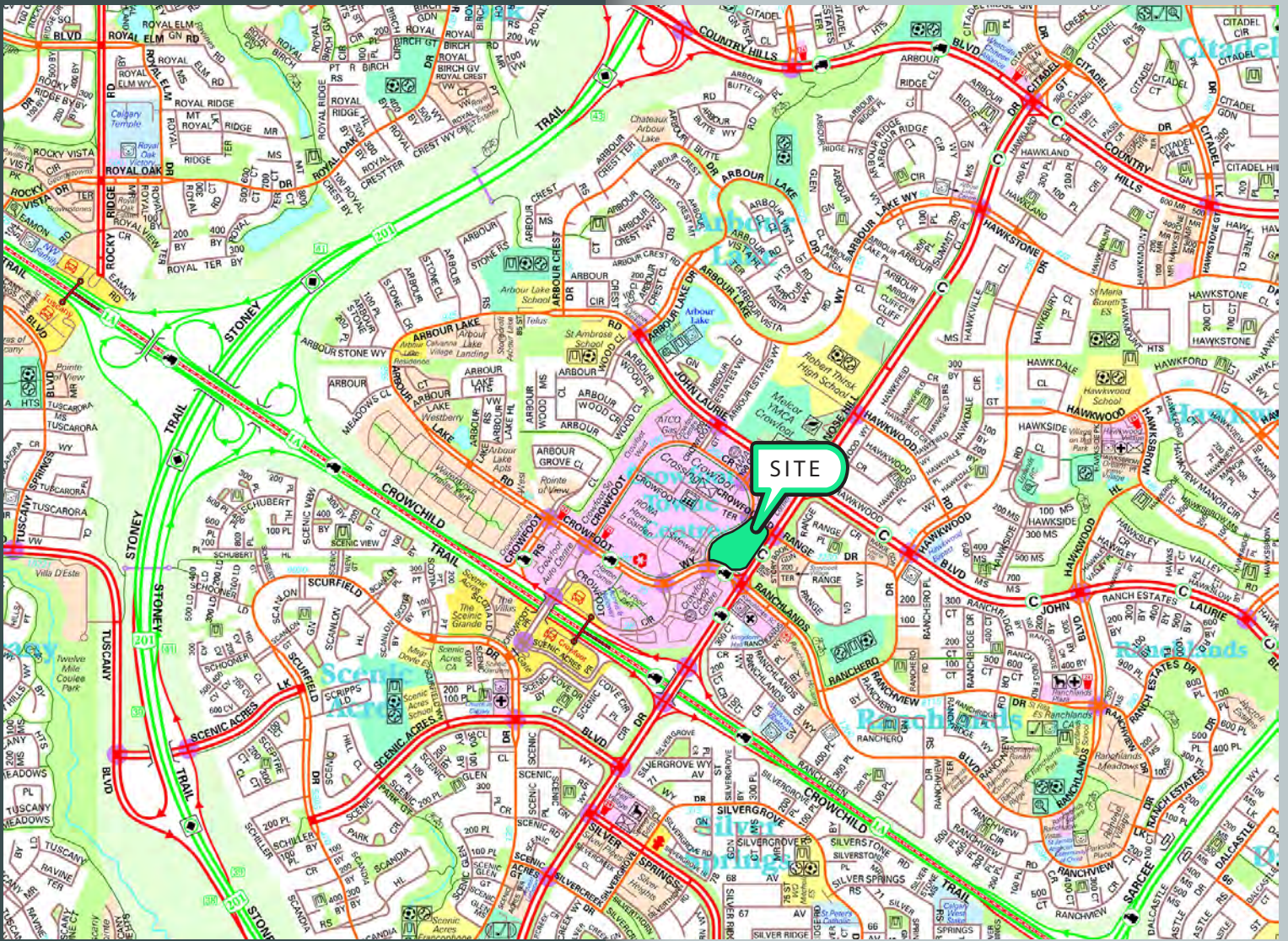
# Property Photos

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# Property Photos





For More Information Please Contact

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