

open
PROPERTY
GROUP

LACAILLE

 100 La Caille Place SW
Calgary, Alberta

*Historic Retail Opportunity Along
the Bow River!*

SNAPSHOT

- **Premier Inner-City Location:** Situated in Calgary's downtown core along the Bow River, offering exceptional accessibility to the CBD, Beltline, and surrounding residential neighbourhoods.
- **Strong Daytime Population:** Immediate access to a large base of office users, supporting consistent weekday traffic ideal for medical and wellness services.
- **Ideal for a Range of Medical Uses:** Well-suited for family practice, specialist clinics, wellness concepts, or private healthcare providers, aligning with Calgary's growing demand for accessible medical services.
- **Prestigious Landmark Setting:** Located within the La Caille district - an established, high-end destination known for its premium dining and professional environment.
- **Transit-Oriented Location:** Close proximity to downtown LRT stations and major bus routes, ensuring convenient access for patients and staff.

← Chateau LaCaille Residences

THE DETAILS

Area	Main Floor: 8,470 sf Second Floor: 6,849 sf Basement: 1,457 sf
Rate	Market
Op Costs	Est. \$12.00 psf
Term	10 Years
Availability	Immediate

428,856
Daytime Population

126,808
Households

\$117,246
Median Household \$



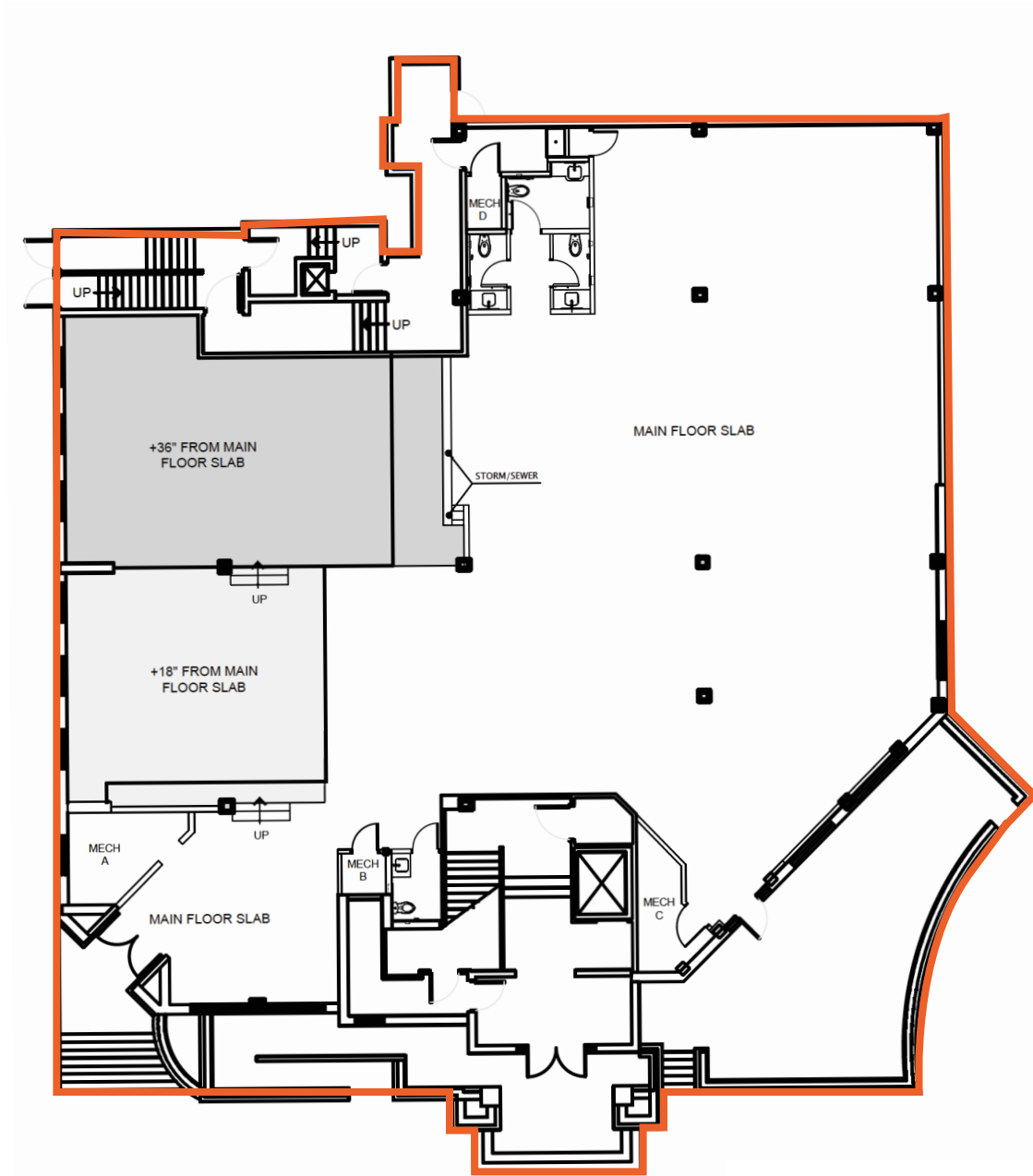
VISUALS



Conceptual Renderings made with AI

SITE PLAN

Main Level



Leased



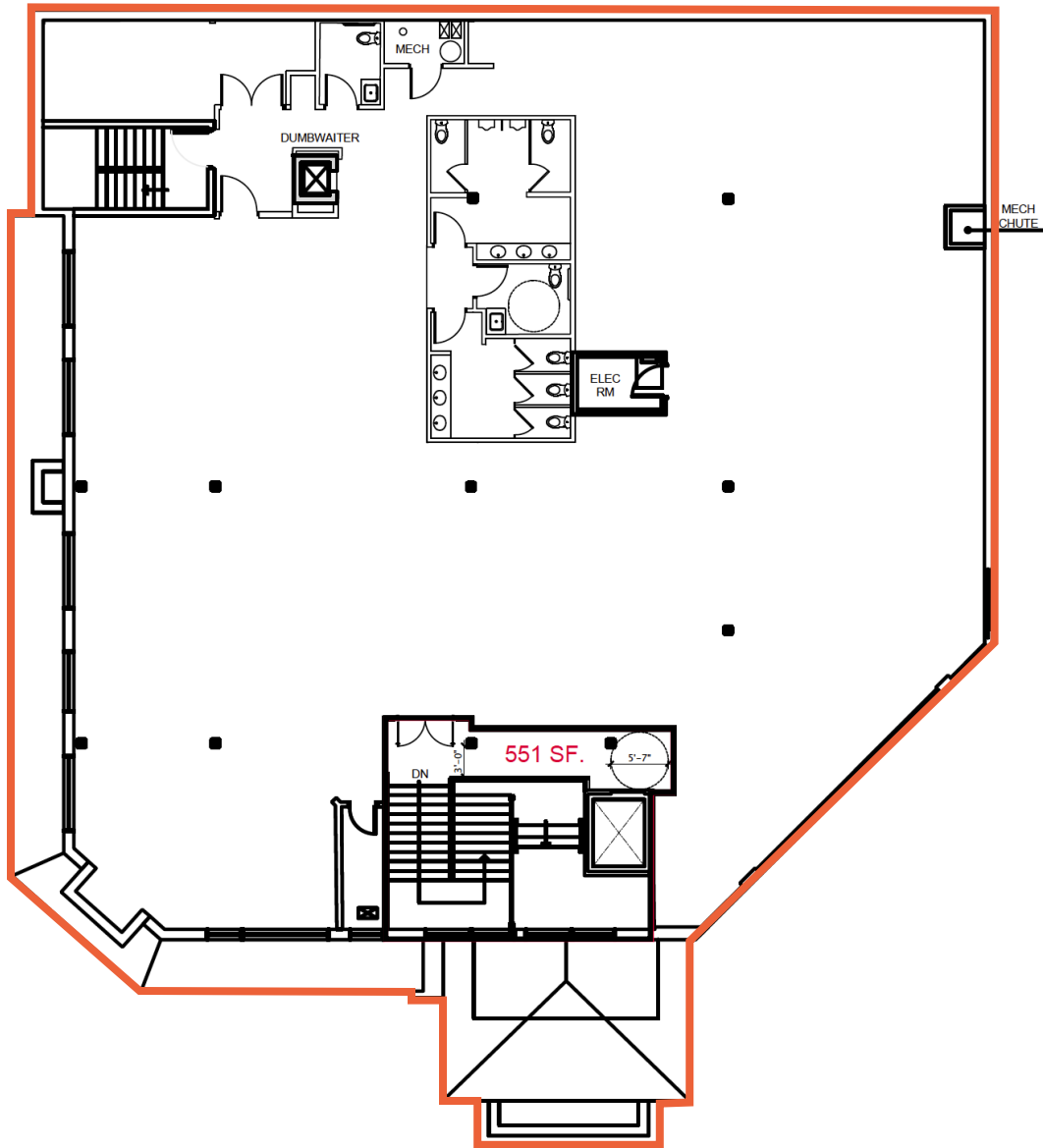
Available



Under Offer

SITE PLAN

Second Level



Leased



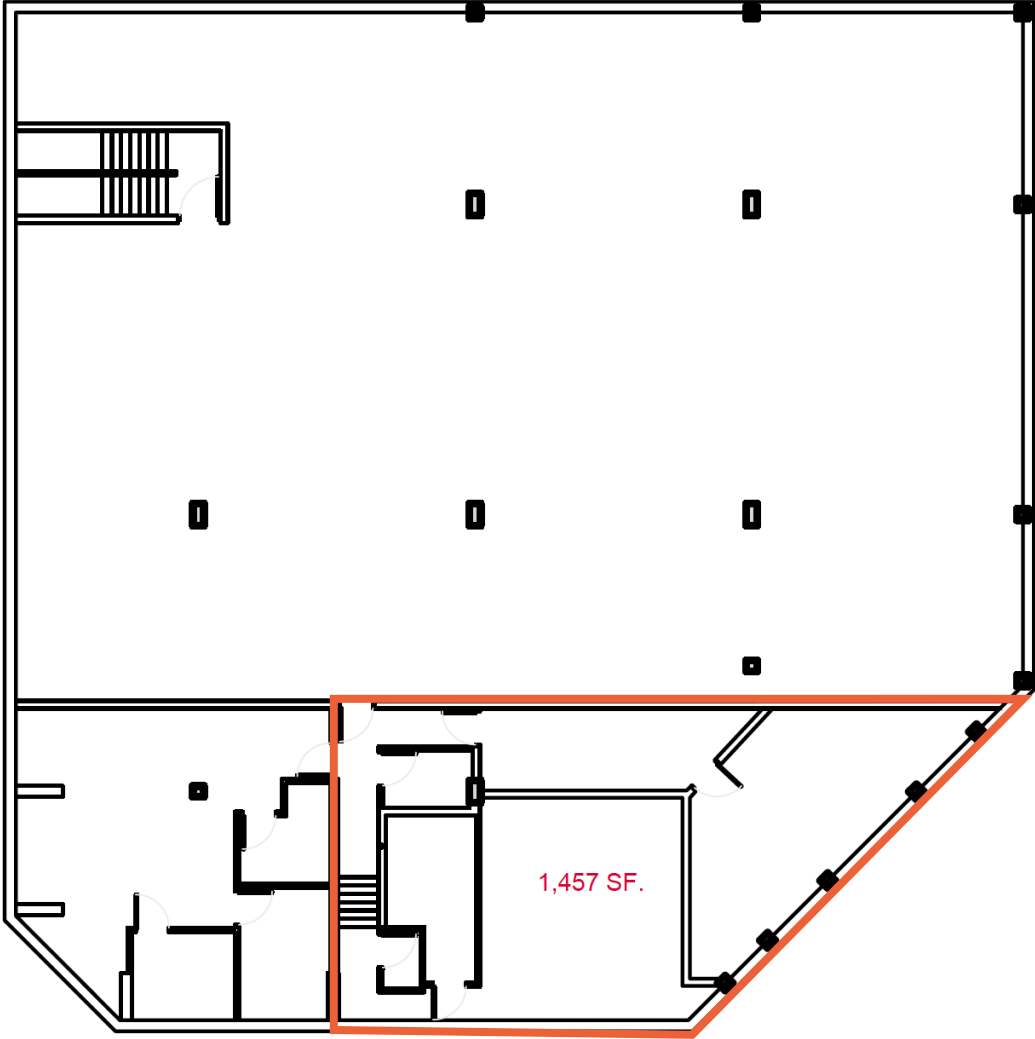
Available



Under Offer

SITE PLAN

Basement



Leased

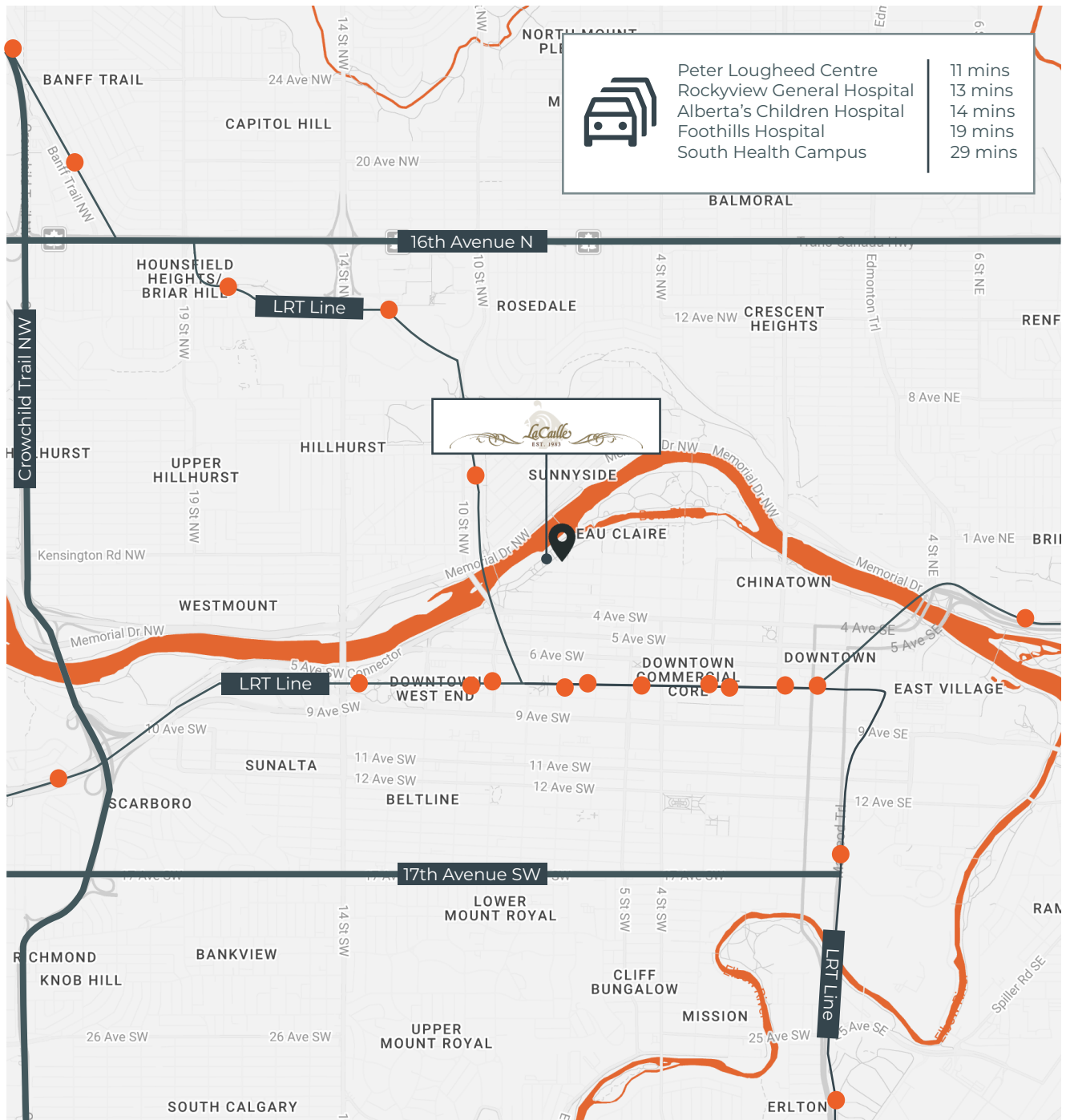


Available



Under Offer

PERKS



Surrounded by more than 160,000 residents within 3 km, this location positions your practice to meet the healthcare needs of a dense and expanding community.

OPEN THE DOOR TO YOUR NEXT OPPORTUNITY.

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