

The Colliers logo consists of the word "Colliers" in a white serif font, centered within a blue rectangular box. Below the text are three horizontal stripes in yellow, red, and blue from top to bottom.

1107 - 55th Avenue NE

10,331 SF office/warehouse
space for lease

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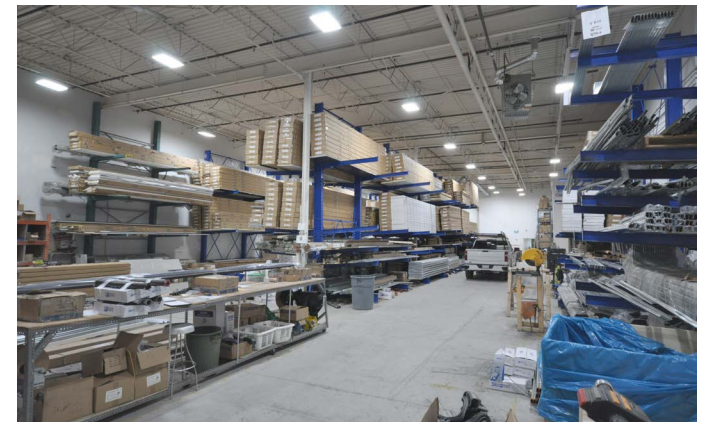
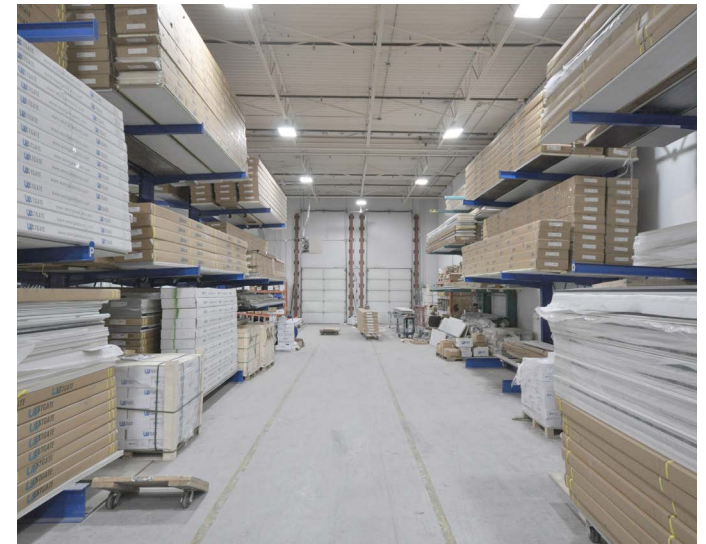
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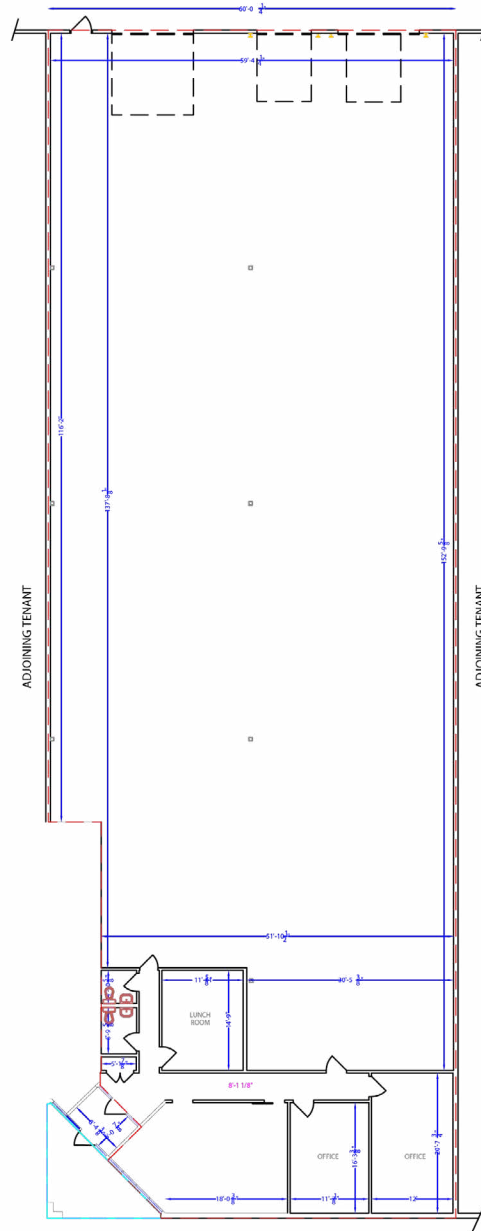
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Property **Details**

District	Skyline East
Zoning	Industrial General (I-G)
Office Area	± 1,250 SF
Warehouse Area	± 9,081 SF
Total Area	10,331 SF
Clear Height	21'4" clear
Loading	2 (10' x 8') Dock Doors with levelers 1 (12' x 12') Drive-in door
Power	TBV
Lighting	LED
Sprinklered	Yes
Op Costs (2026)	\$7.69 PSF
Lease Rate	Market
Available	Negotiable



Floor Plan



Features

- Clean, white boxed, warehouse area
- Minutes to YYC Airport
- Quick access to major transportation routes including McKnight Blvd., Barlow Trail, Deerfoot Trail and Stoney Trail Ring Road

10,331
square feet
available



Colliers

64th Avenue NE

Deerfoot Trail

McKnight Blvd NE

1107 – 55th Avenue NE

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