

# Bridlewood Centre

2525 Bridlecrest Way SW, Calgary, Alberta

## OFFICE SPACE AVAILABLE



## SITE INFO

Located in the highly desirable community of Bridlewood. Key tenants include Montrose Daycare, Oasis Medical Centre, and Urban Oasis Dental. Existing tenants are well established within the community and surrounding areas. Steps away from Glenmore Christian Academy and Bridlewood School (k-4). Across the street from public soccer fields and established residential area. Surrounding communities include Evergreen, Shawnessy, Somerset and Millrise.

- **Available Space:** #16919 - 5,531 sq ft (*Freestanding pad site with drive-thru. | Conditionally Leased*)  
#209 - 2,137 sq ft
- **Asking Minimum Rent:** Market
- **Additional Rent:** \$15.88 PSF (est. 2025) + Mgmt Fee

### LEASING CONTACT

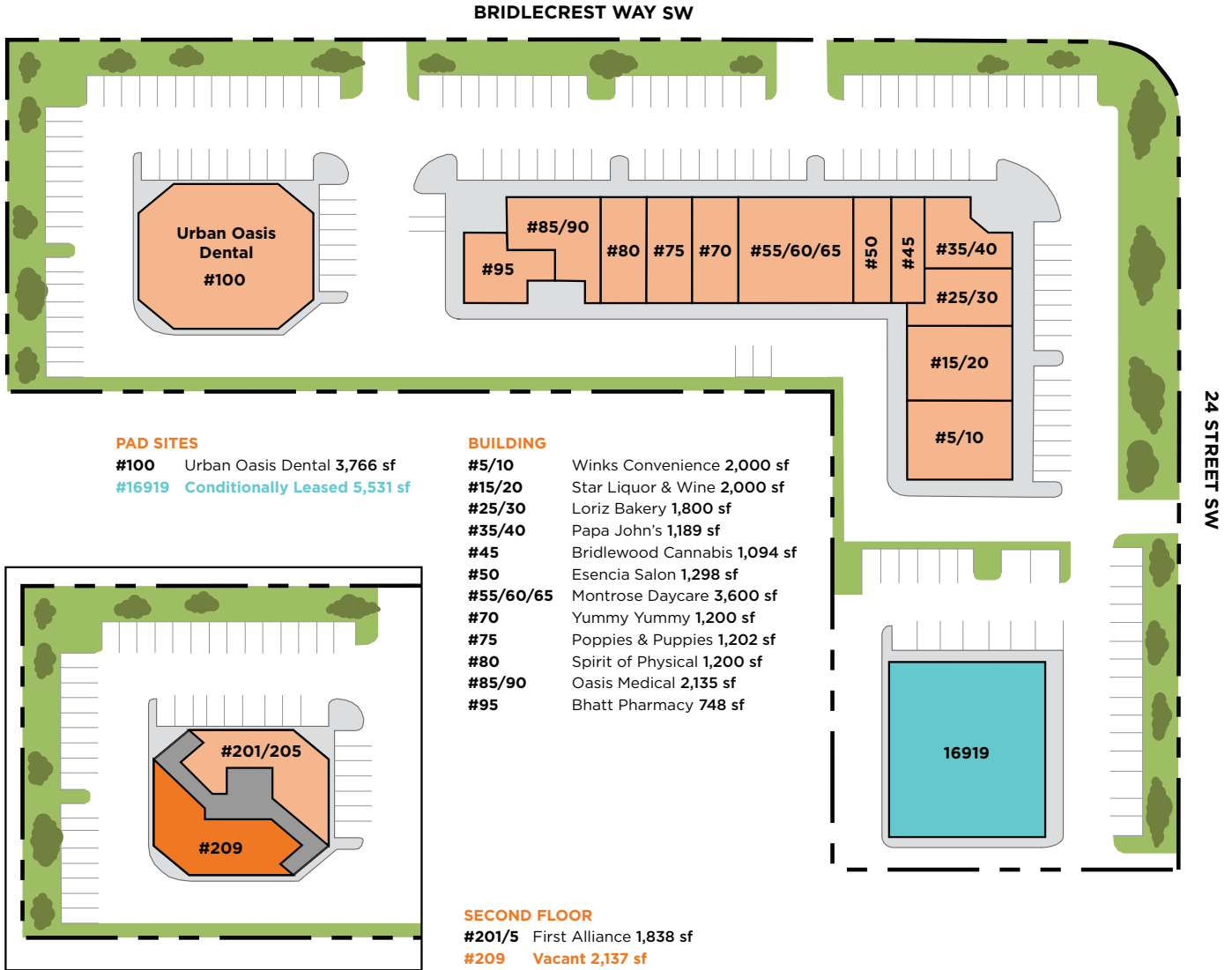
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**Royop Development Corporation**

510 211-11th Avenue SW, Calgary, AB

# SITE PLAN



## AREA DEMOGRAPHICS



**Population**

1 km   Total Population	14,259
3 km   Total Population	56,865
5 km   Total Population	99,486



**Income**

5 km | Average Household Income \$105,868

Demographics information contained herein was obtained from sources deemed reliable and, while thought to be correct, have not been verified. Royop does not guarantee the accuracy or completeness of the information presented, nor assumes any responsibility or liability for any errors or omissions therein.



Our rich history spans 60 years in Western Canada. Royop is a leader and expert in development and management. Our leasing strategy is proven to retain and attract best-in-class retailers to our centres. We develop and manage mixed use projects.