



# BUILDING "K" BAY 5, 4429 – 6 ST NE

3,115 SF OF OFFICE, WAREHOUSE & MEZZANINE SPACE

[WWW.POCKARGROUP.COM](http://WWW.POCKARGROUP.COM)



## BUILDING K

BAY 5, 4429 – 6 ST NE  
CALGARY, AB T2E 7C3

[\(click to view on Google Maps\)](#)

### Biagio Veltri

President & Property  
Manager

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Pockar Management Inc.  
Unit 1, 4639 6th Street NE  
Calgary, AB T2E 3Z6

## Office, Warehouse & Mezzanine 3,115 SF

- 2,145 SF of Warehouse Space
- 115SF of Warehouse Mezzanine
- 738 SF of Office Space
- 12 x 14 Drive In Door
- Fronts onto Courtyard
- 5 Minute Walk to Nose Creek & Bike Path
- 10 Minutes from Calgary Airport & Downtown
- Free Street Parking
- Easy Access from 32<sup>nd</sup> Avenue NE & McKnight Blvd NE
- Situated Between Deerfoot Trail & Edmonton Trail NE
- Market Rate
- 2020 Estimated OC \$5.42psf
- All Sizes are Approximate

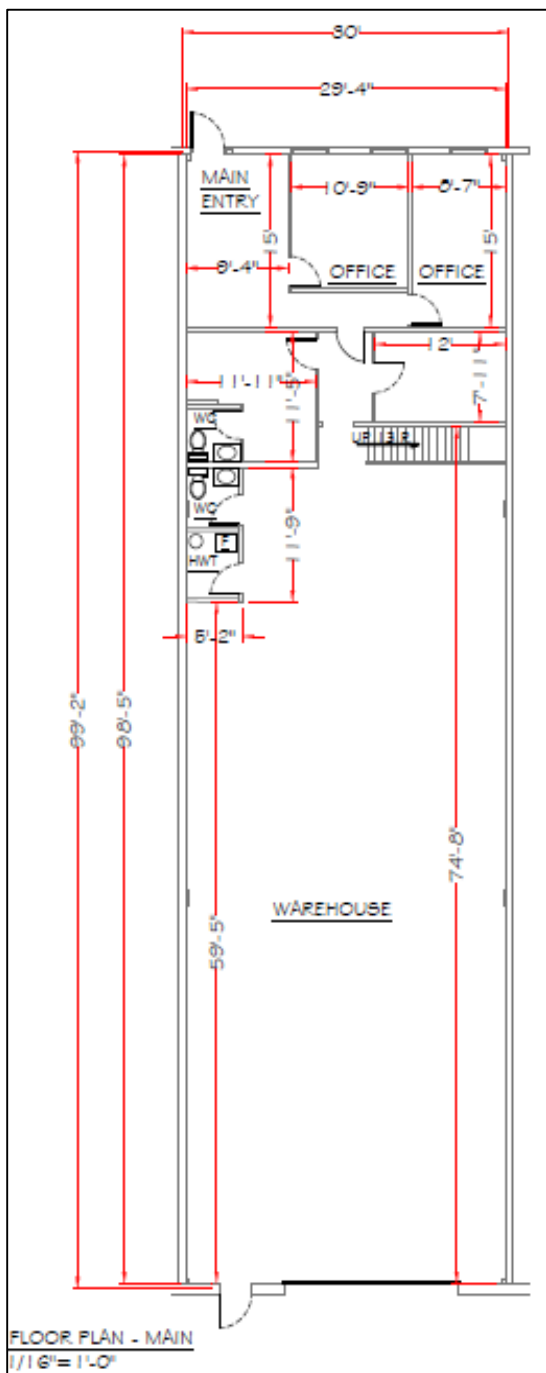
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### Benefits of Having Your Business in Pockar Park

- On-Site Property Management
- On-Site Maintenance & Grounds Keeping
  - Timely Snow Removal
- Waste and Recycling Management



### CONTACT US!

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