 **JLL** SEE A BRIGHTER WAY

For Lease

1103 N. Railway Street, Unit 101
Okotoks, AB

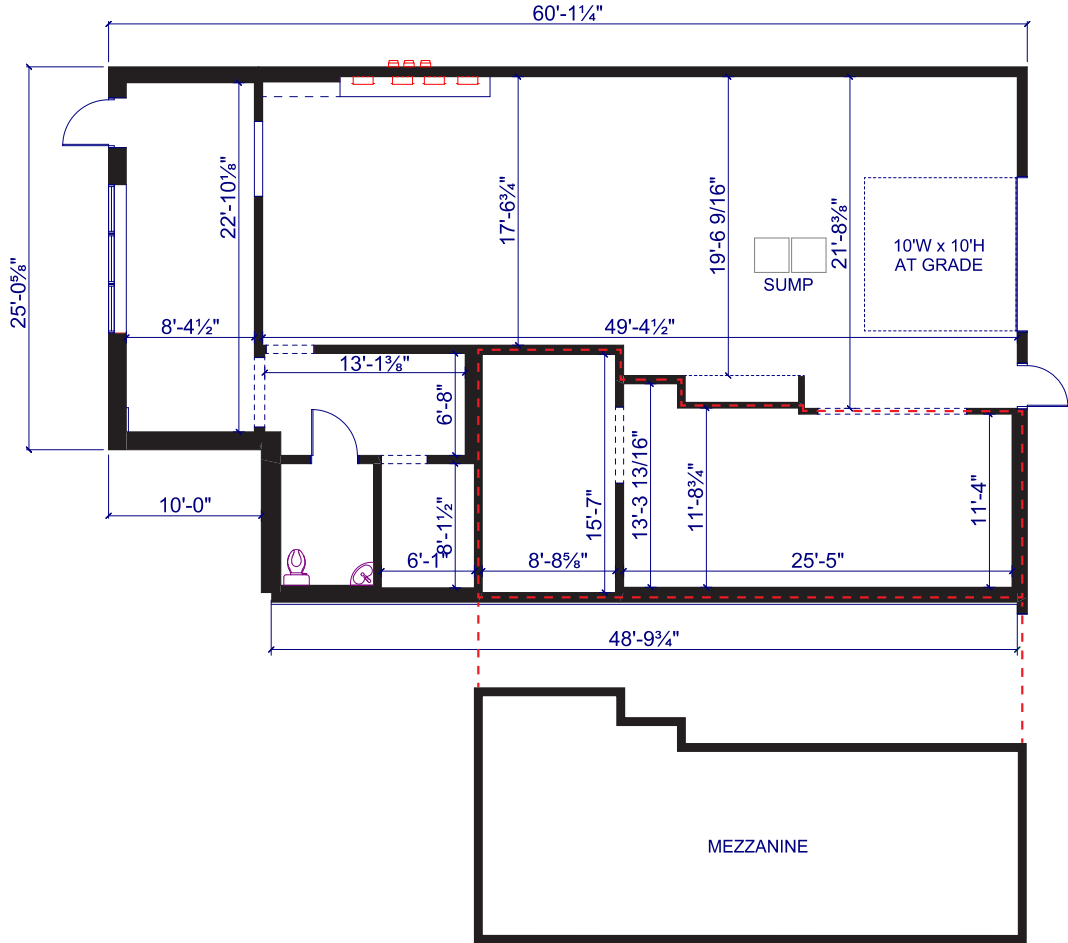
- 1,689 s.f. with drive-in loading
- Automotive uses considered
- Clean shop space with office area
- Reserved parking
- Direct exposure to North Railway Street



Property Details

District	Okotoks Business Park		Power	200 amps
Zoning	IBP (Industrial Business Park)		Gross Rent	\$4,500 per month
Building Size	Office	± 385 s.f.	Utilities	Separately metered
	Warehouse	± 1,304 s.f.	Available	May 1, 2026
	Total:	± 1,689 s.f.	Features	<ul style="list-style-type: none"> • Dedicated parking • Dual compartment sump • Heat recovery ventilation unit • Car wash located next door • Small storage mezzanine • Pylon signage opportunity
Ceiling Height	16'			
Loading	1 (10' x 10') Drive-In Door			

Floor Plan



Photos



Site Map



Drive Times



Deerfoot Trail (Highway 2) **9 mins. | 8.1 km**



Calgary Int. Airport **45 mins. | 57.6 km**



Stoney Trail (Ring Road) **20 mins. | 22.9 km**



Calgary City Limits **40 mins. | 48.8 km**

Contact us for more information



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