



1161 Na'a Circle SW, Calgary, Alberta - \$35



Main Photo

Property Description

Welcome to Trinity Hills! A rare opportunity to lease an exceptional corner restaurant space developed by Wellings of Calgary having a 2,690 square feet with an outside patio of about 750 square feet. This is a vanilla shell space.. Net rent is \$35 PSF with Operating Costs estimated at \$8.25 PSF. ideal for a chef-driven concept, boutique eatery, or casual dining venue. Exposure: Full corner frontage with abundant natural light

- Drawings Available: Proposed restaurant layout plans included to jumpstart your vision
- Zoning: Ready for food and beverage use
- Utilities: Venting, plumbing, and mechanical rough-ins available or customizable

- Potential Layout: Ideal for 60–80 seats inside + 20–30 on patio (subject to layout)

Why This Location Works

- Surrounded by growing residential density, and foot traffic
- Excellent access and visibility for branding and signage
- West-facing patio captures ideal sunset seating and high-value dining hours
- Ideal for: Café, bistro, wine bar, neighborhood grill, modern casual, or upscale quick

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