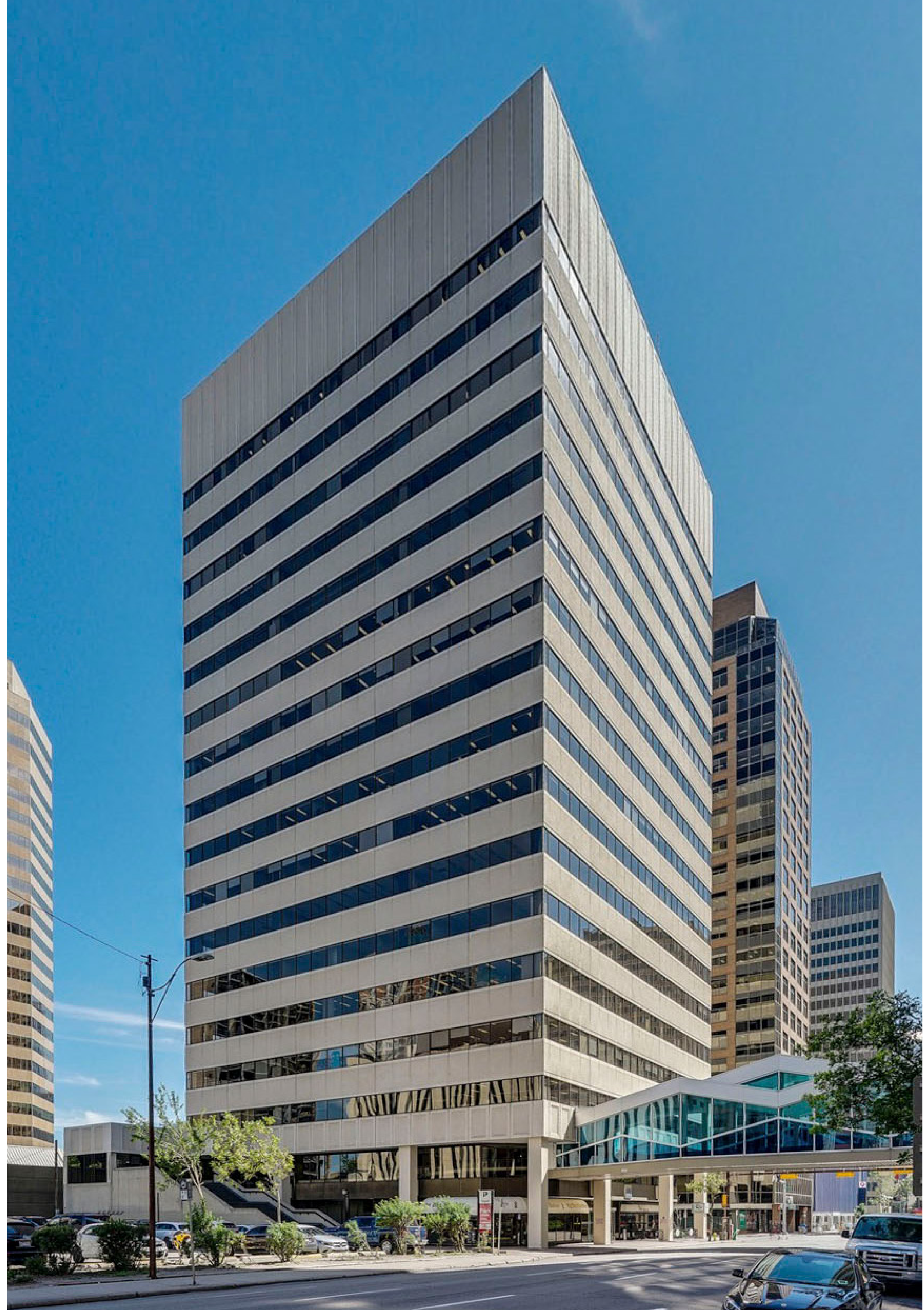
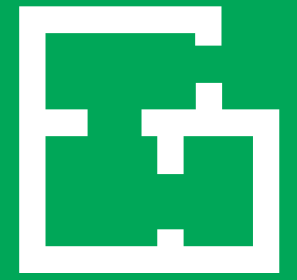


Place 800

800 6th Avenue SW
Calgary, AB

An 18-storey office tower with on-site food and retail amenities connected to the +15 walkway.





201,717
Total SF

Great *features.*

- Tenant exclusive conference and fitness centre
- On-site security
- Basic rent: \$11.00 PSF
- Perimeter radiation and ceiling air distribution HVAC system
- Within walking distance to east and west bound LRT stations
- Parking ratio: 1 per 2,700 SF
- Operating costs: \$16.71 PSF





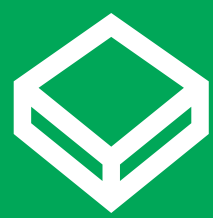
18 Floors



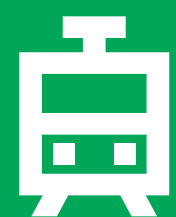
BOMA Best Silver Certification



+15 connected



12,500 SF



Direct access to centre
city cycle track network



In the neighbourhood.

Food

- F1** Fifth & Fifth Food Court
- F2** Marcello's
- F3** Rio Bar & Grill
Spice Café
- F4** Lunch Today
- F5** Sushi Hiro

Services

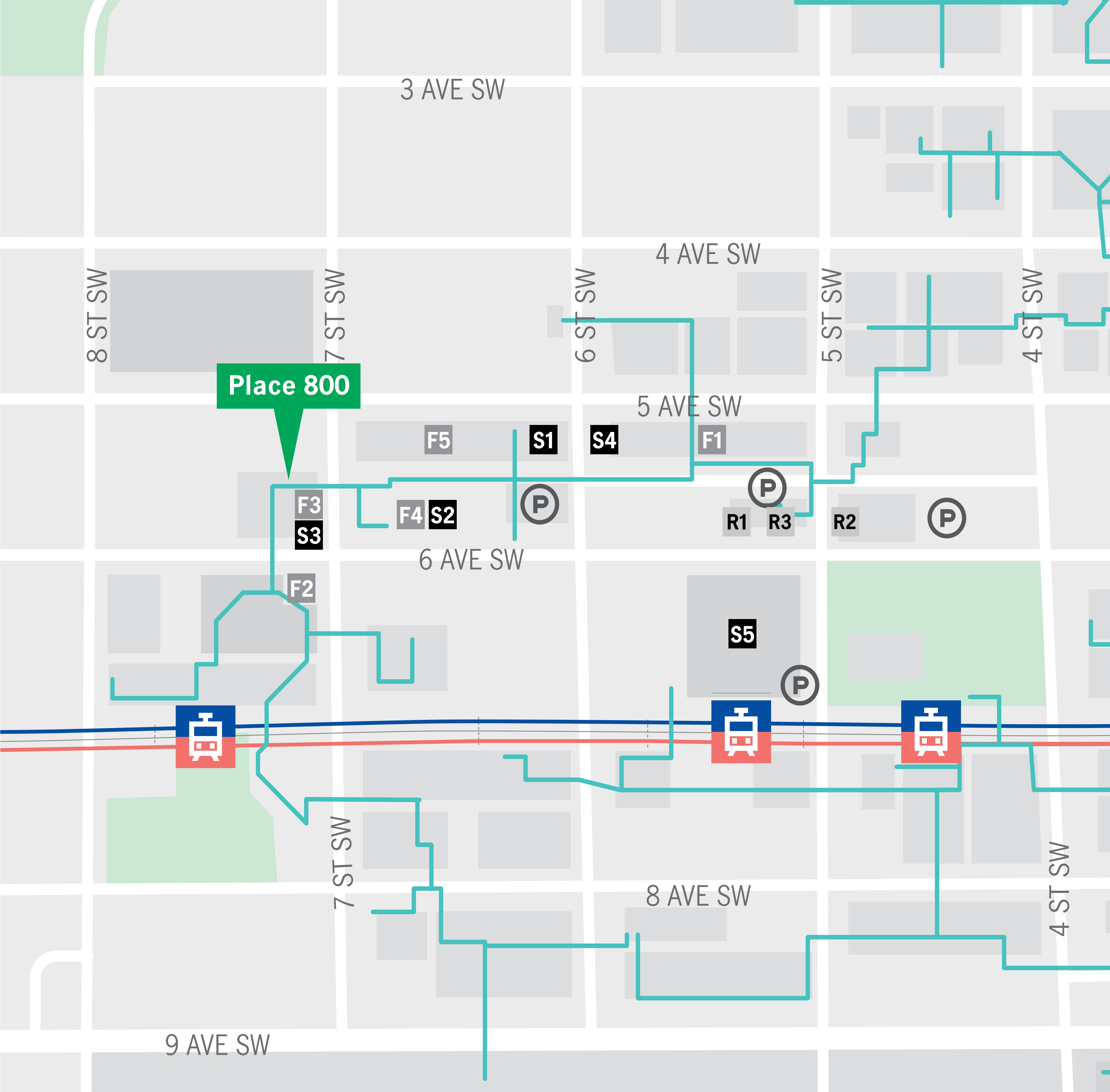
- S1** Fifth Avenue Club
- S2** Budget Car Rental
- S3** Big Ben Barber
- S3** Canada Post
- S3** Calgary Courts

Retail

- R1** Tim Hortons
- R2** Starbucks
- R3** Deville Coffee

Driving Times

Calgary
International Airport 20 mins





Space by *design*.

Suite	SF	Available	Description
500	10,571	Immediately	Suite can be demised
550	2,195	Immediately	Office intensive
600	10,002	Immediately	Mix of office and open space
650	2,766	Immediately	Mix of office and open plan
700	12,769	Immediately	Currently in base building condition
950	3,989	Immediately	10 offices, reception, boardroom, kitchen and large file room
1200	8,289	Immediately	Open plan
1400	12,647	Immediately	Open plan
1600	12,638	Immediately	Office intensive with reception area
1700	12,614	Immediately	Office intensive with open areas
1800	10,574	September 1, 2020	Office intensive

Space by *design*.



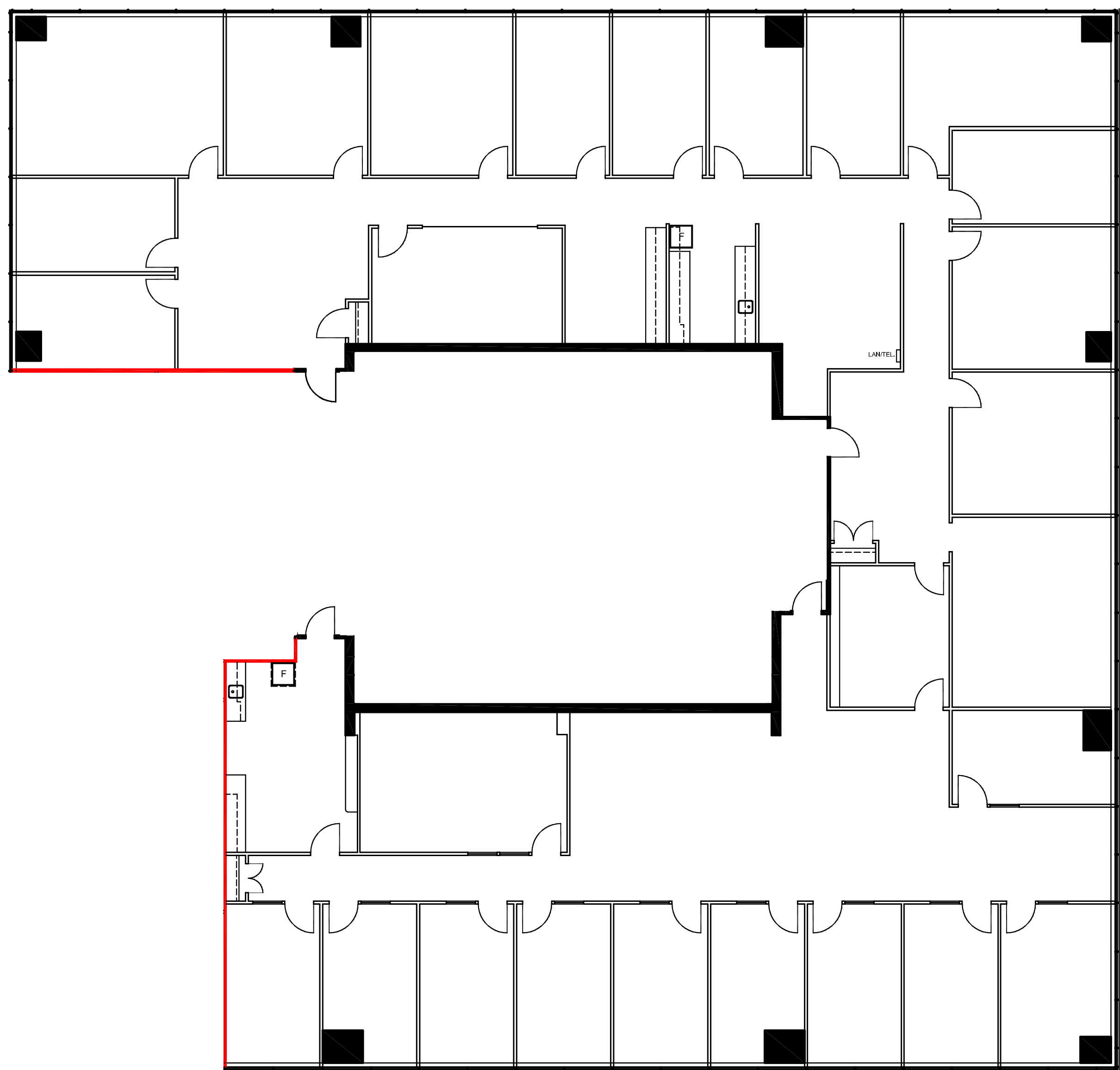
Suite 500
10,571 SF

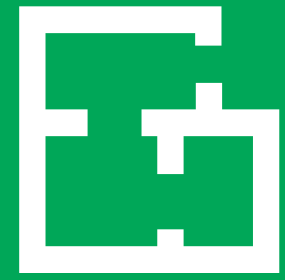
Basic Rent \$11.00 PSF

Operating Costs \$16.71 PSF

Available Immediately

Suite can be demised





Suite 550
2,195 SF

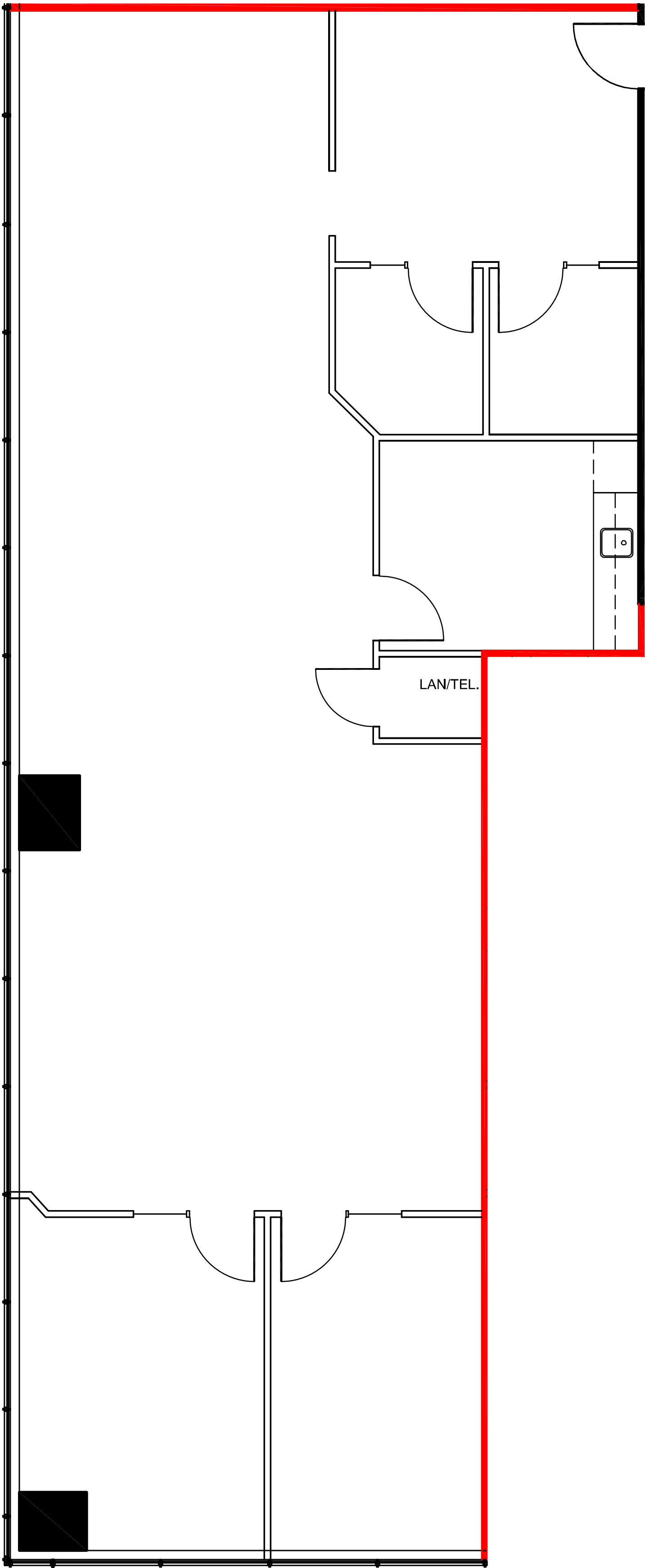
Space by *design*.

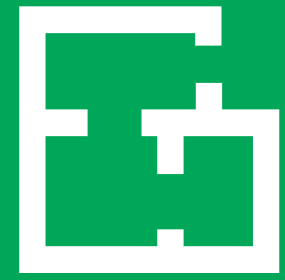
Basic Rent \$11.00 PSF

Operating Costs \$16.71 PSF

Available Immediately

Office intensive





Suite 600
10,002 SF

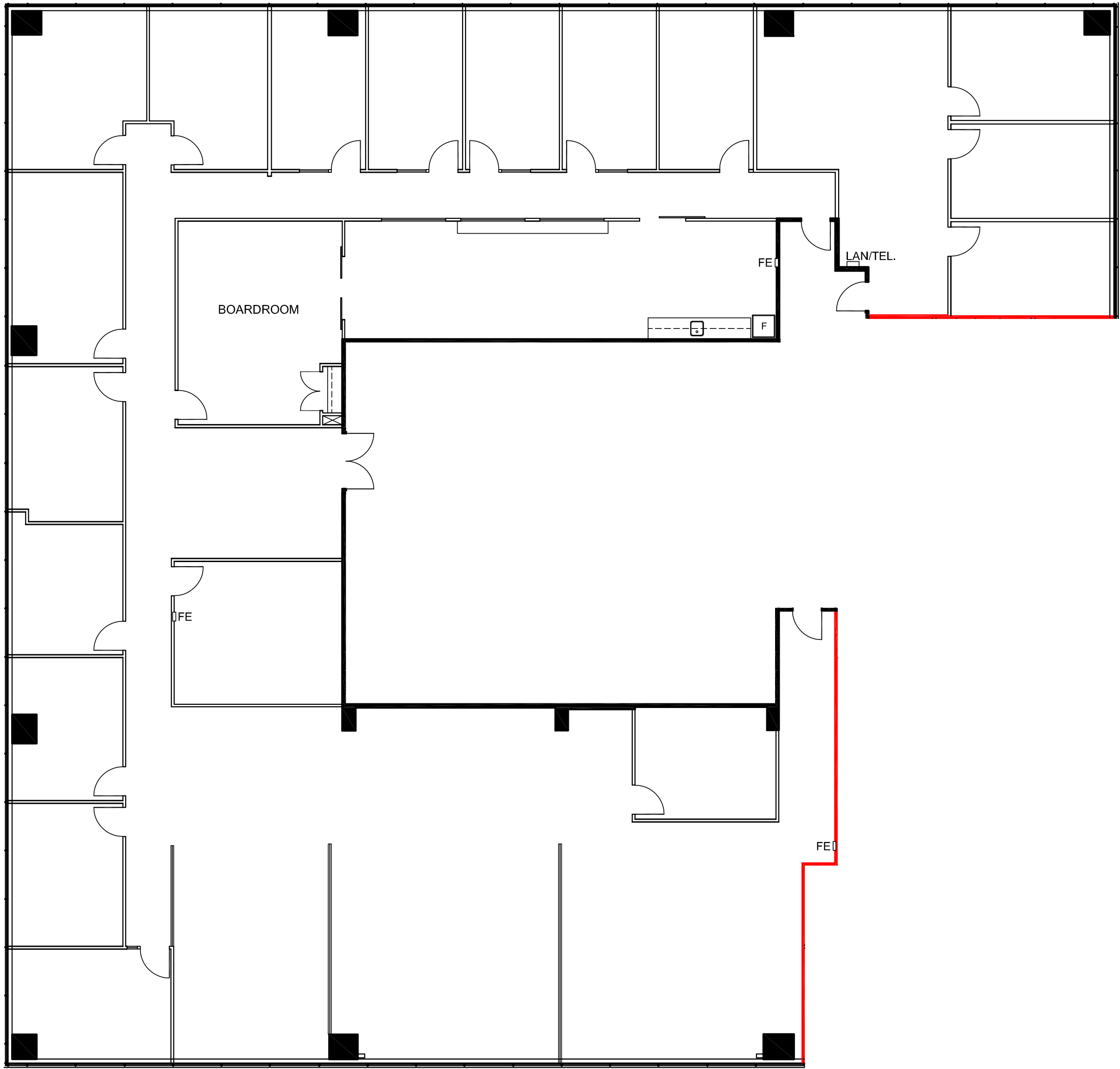
Space by *design*.

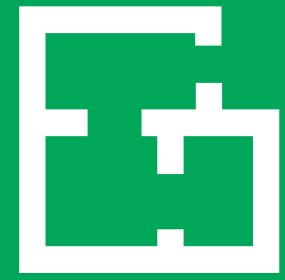
Basic Rent \$11.00 PSF

Operating Costs \$16.71 PSF

Available Immediately

Mix of office and open space





Suite 650
2,766 SF

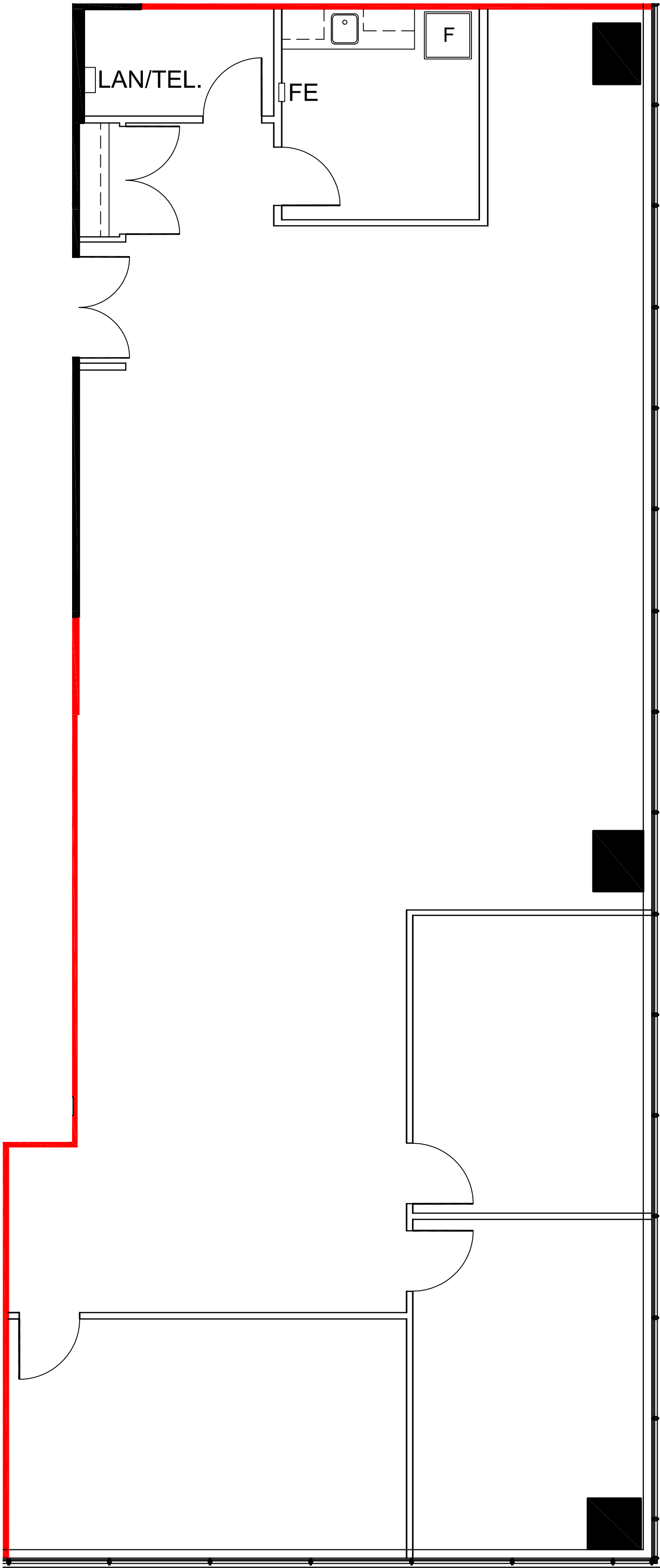
Space by *design*.

Basic Rent \$11.00 PSF

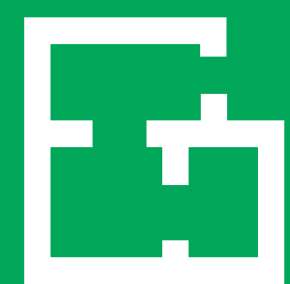
Operating Costs \$16.71 PSF

Available Immediately

Mix of office and open plan



Space by *design*.



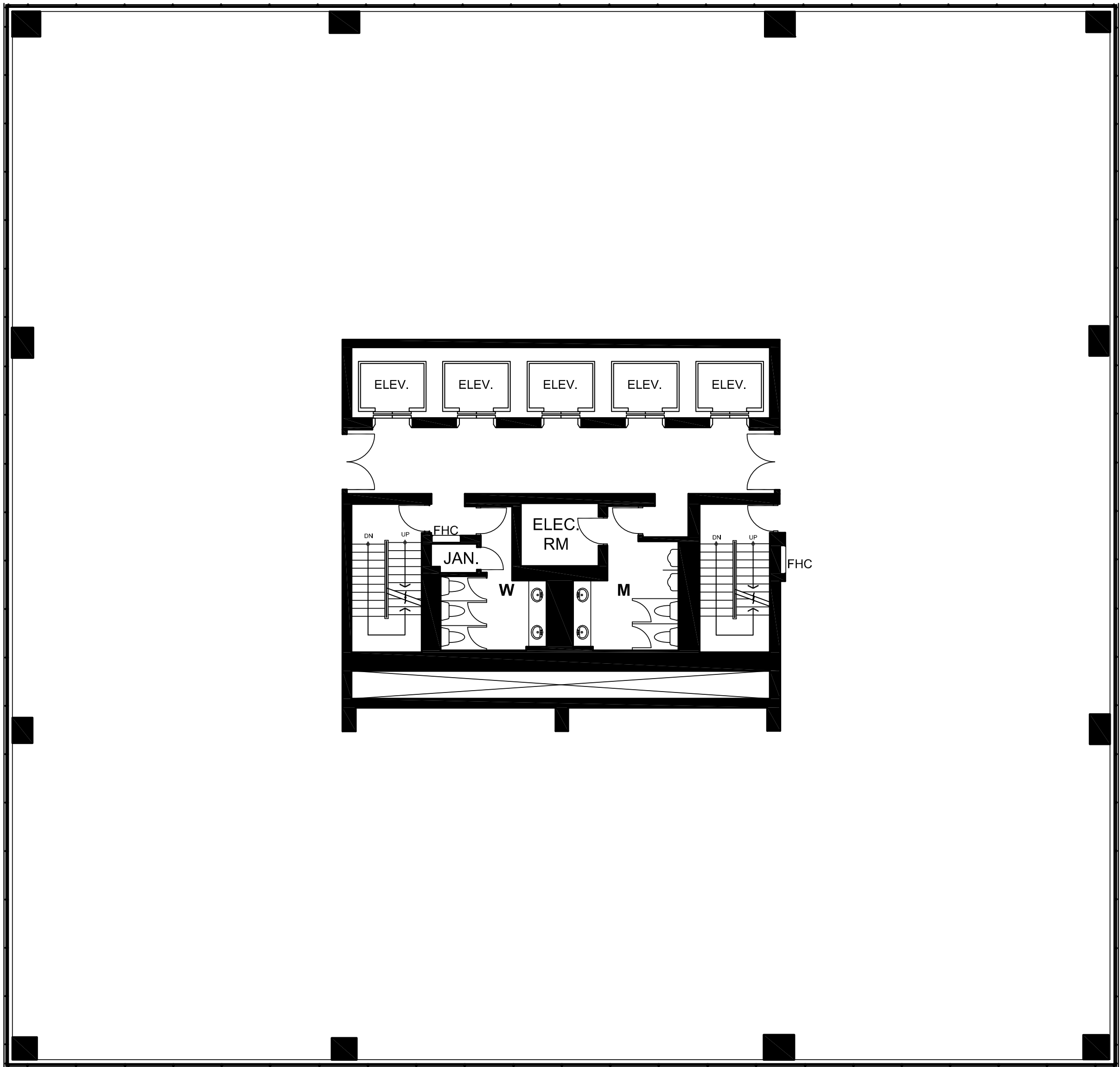
Suite 700
12,769 SF

Basic Rent \$11.00 PSF

Operating Costs \$16.71 PSF

Available Immediately

Currently in base building condition



Space by *design*.



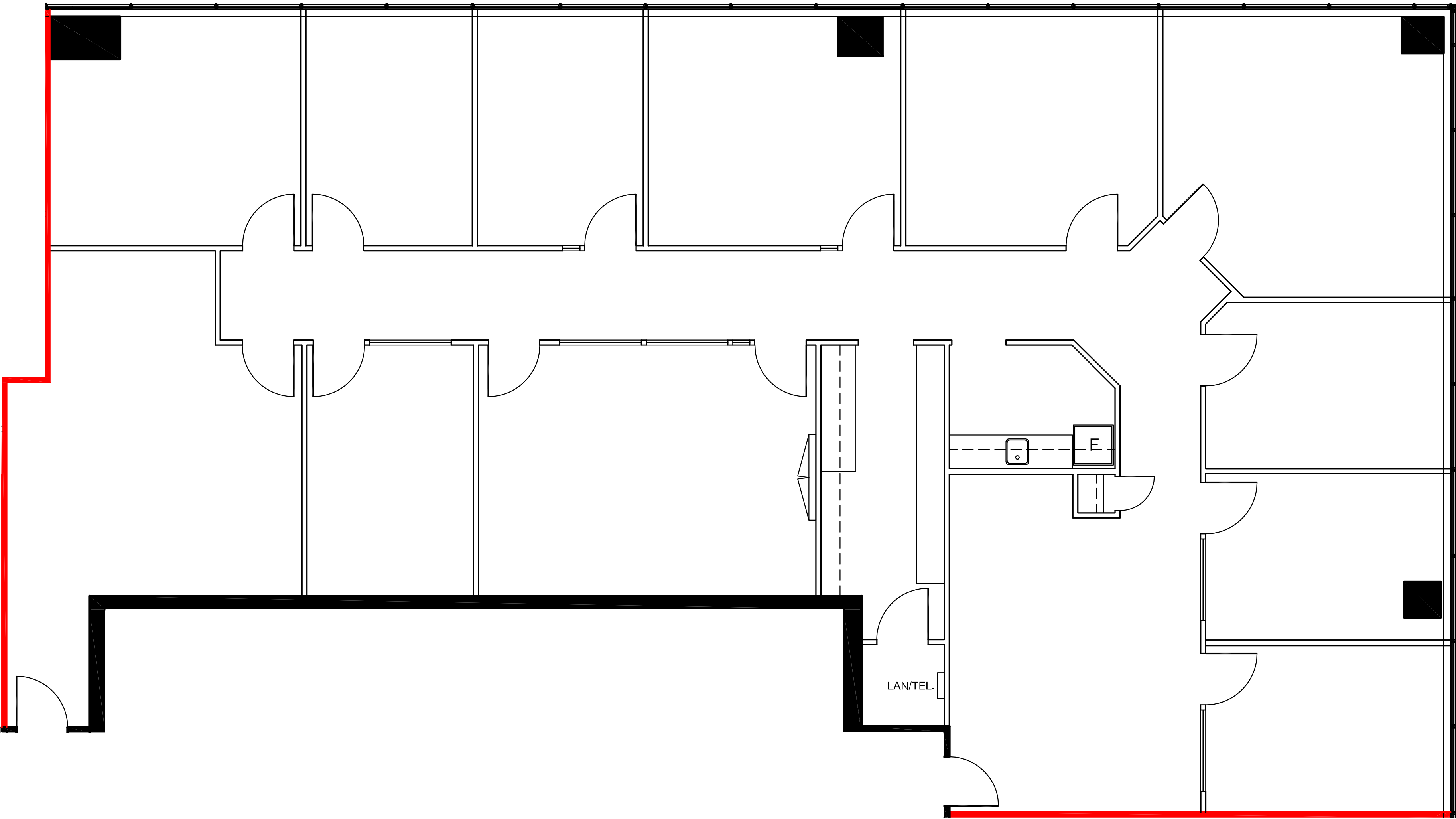
Suite 950
3,989 SF

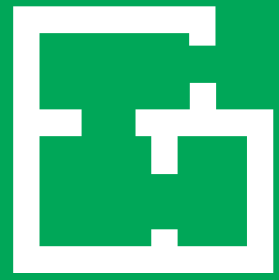
Basic Rent \$11.00 PSF

Operating Costs \$16.71 PSF

Available Immediately

10 offices, reception, boardroom, kitchen
and large file room





Suite 1200

8,289 SF

Space by *design*.

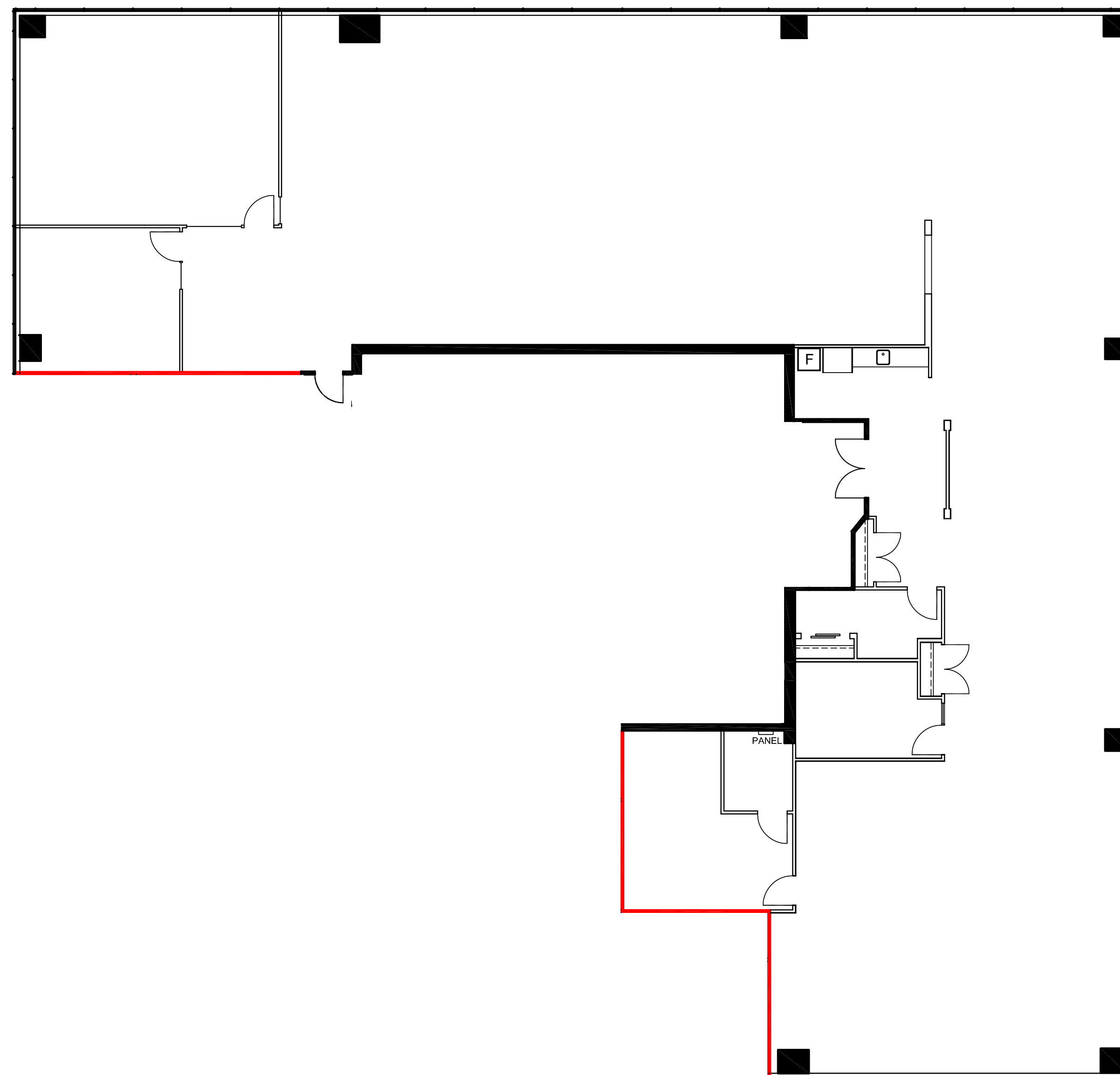
Basic Rent	\$11.00 PSF
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Available

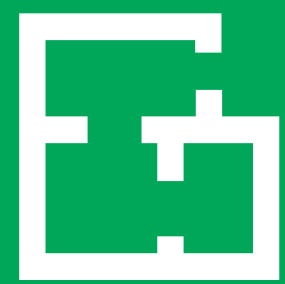
Immediately

Operating Costs	\$16.71 PSF
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Open plan



Space by *design.*



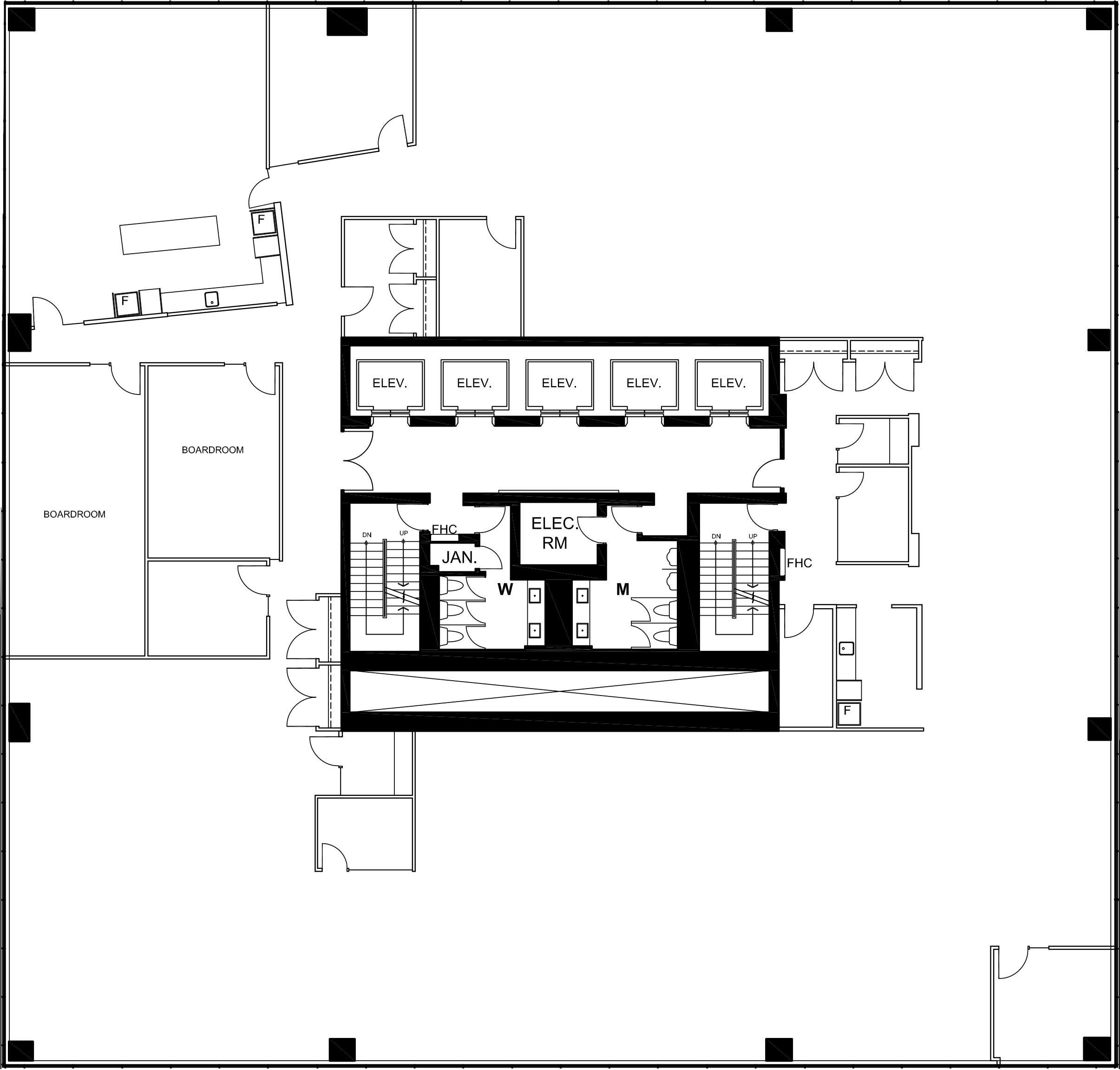
Suite 1400
12,647 SF

Basic Rent \$11.00 PSF

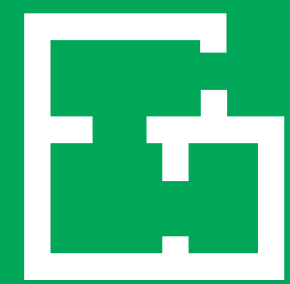
Operating Costs \$16.71 PSF

Available Immediately

Open plan



Space by *design.*



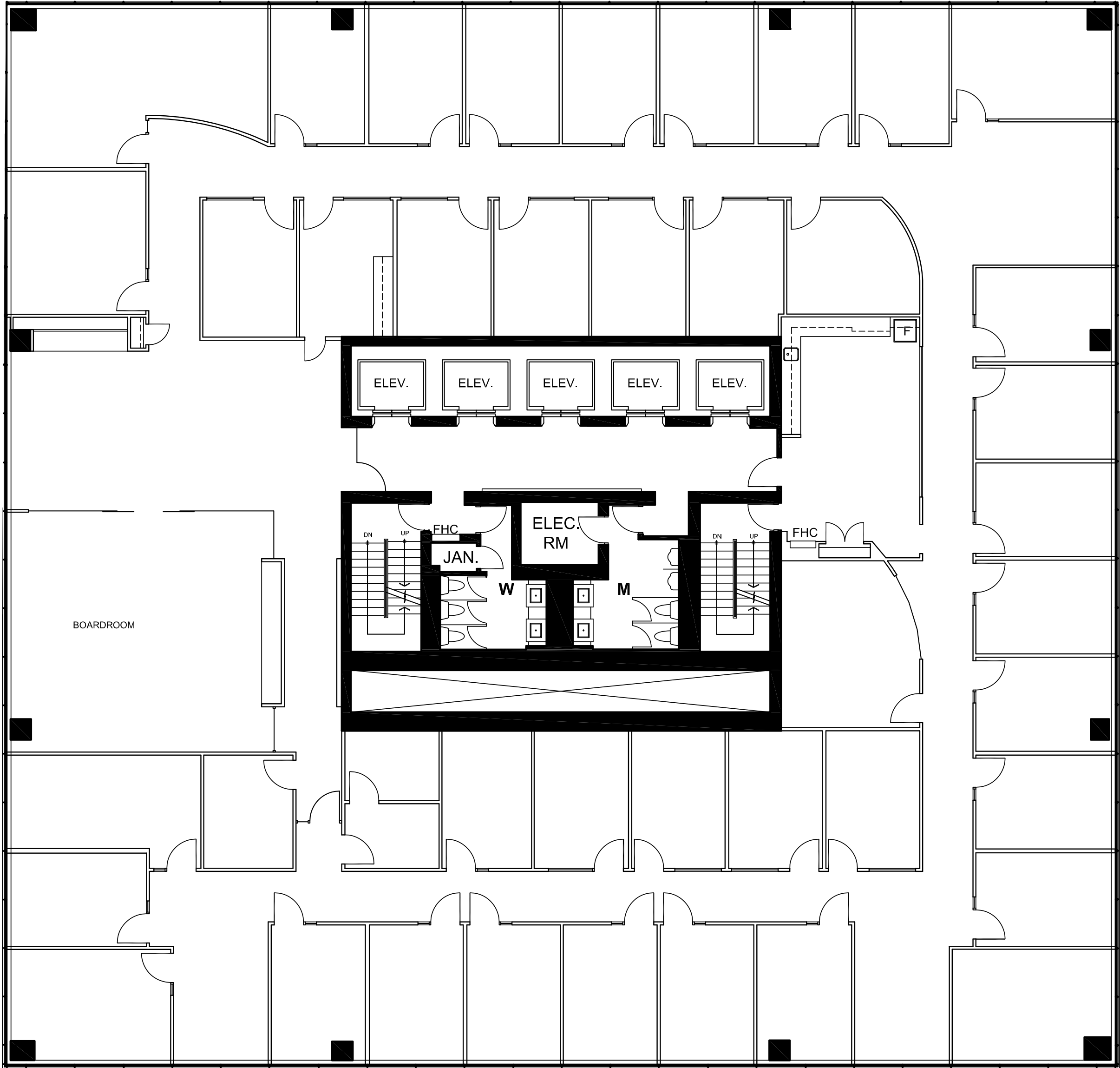
Suite 1600
12,638 SF

Basic Rent \$11.00 PSF

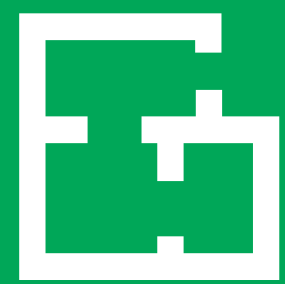
Available Immediately

Operating Costs \$16.71 PSF

Office intensive with reception area



Space by *design.*



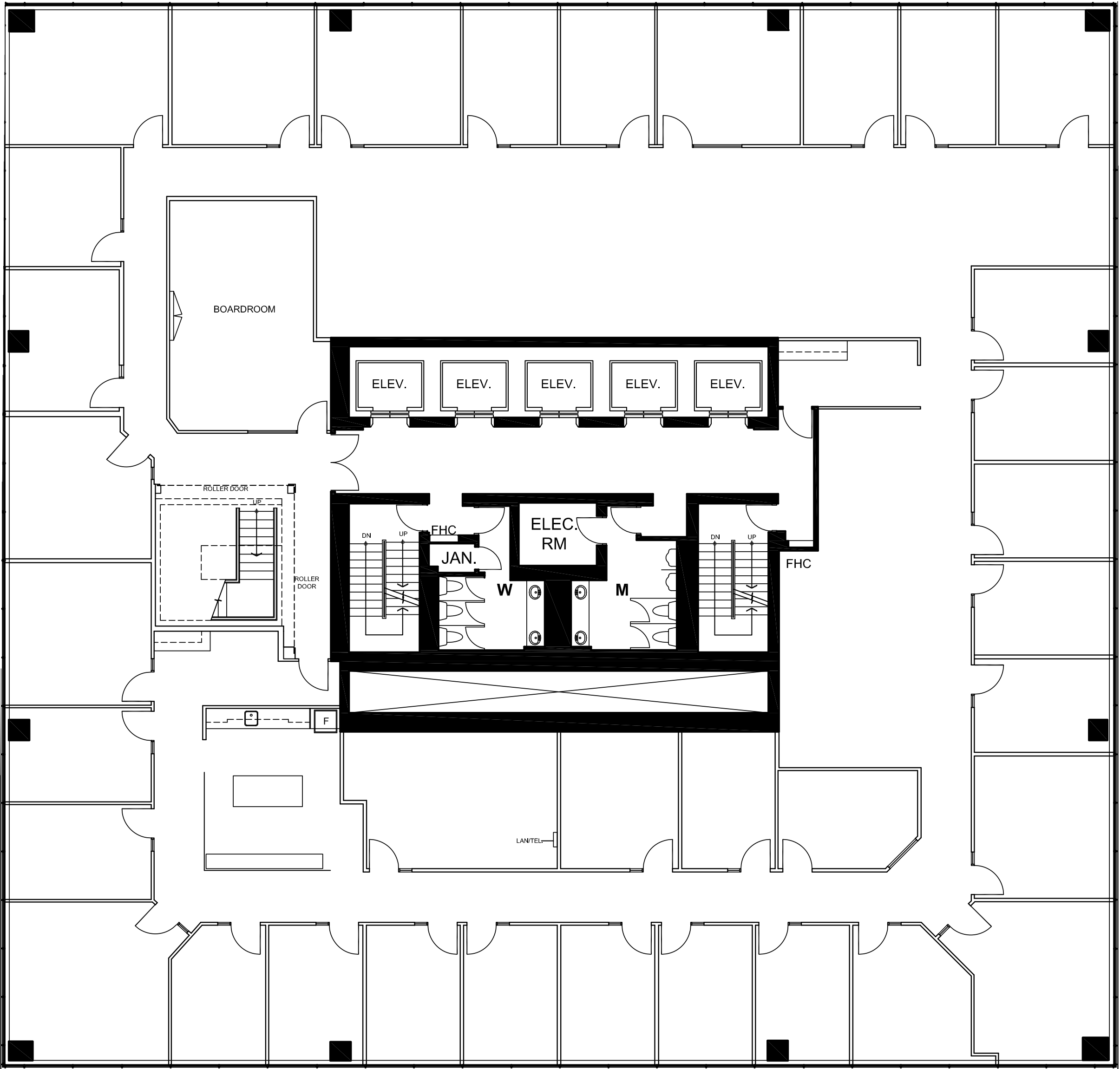
Suite 1700
12,614 SF

Basic Rent \$11.00 PSF

Available Immediately

Operating Costs \$16.71 PSF

Office intensive with open areas



Space by *design.*



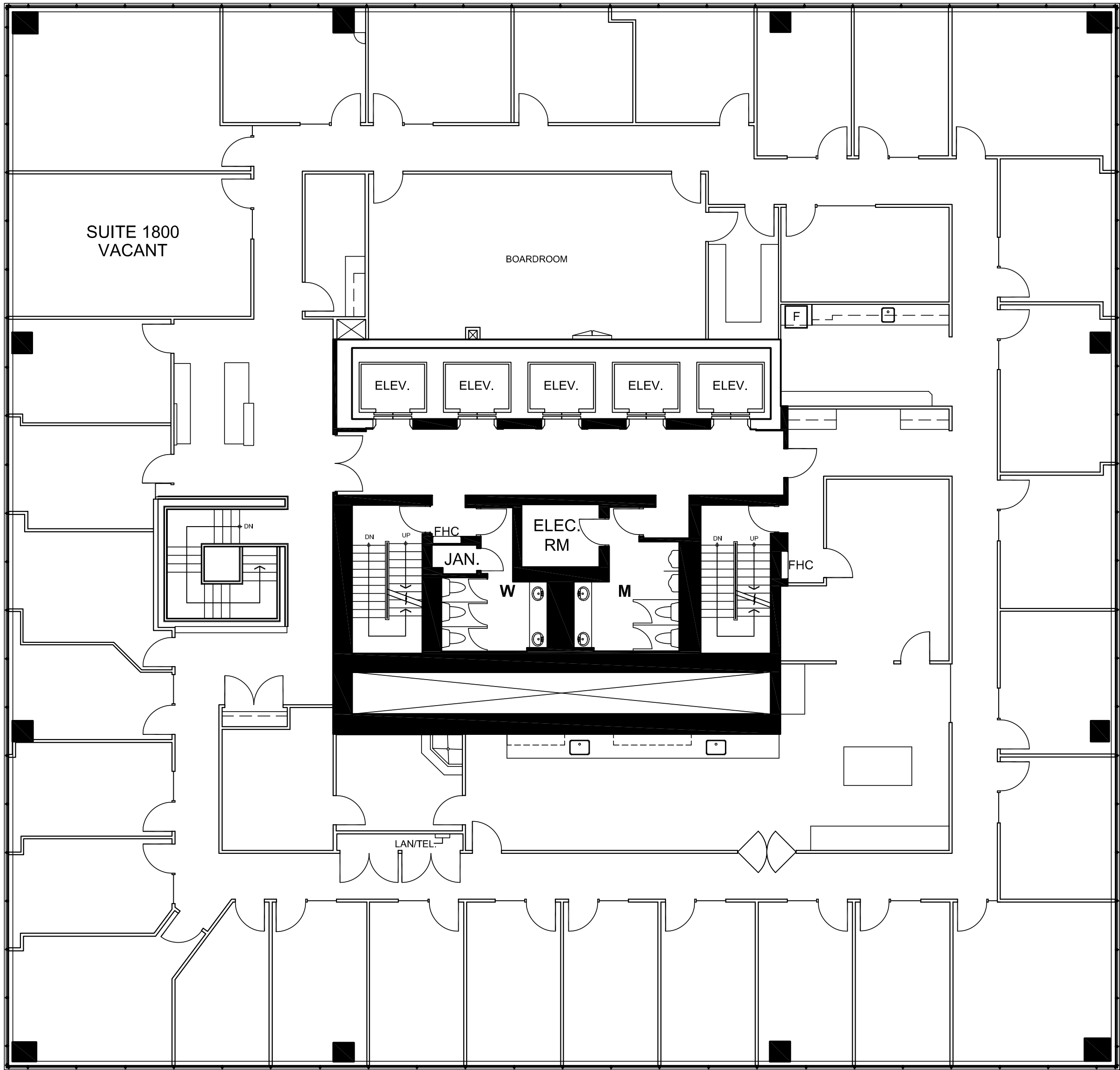
Suite 1800
10,574 SF

Basic Rent \$11.00 PSF

Available September 1, 2020

Operating Costs \$16.71 PSF

Office intensive





Decisions made *easier*. Lives made *better*.

Our people know that what we do
has the ability to change everything
for our customers.

Manulife Investment Management has an experienced team of real estate professionals that are dedicated to managing over 60 million square feet of commercial real estate for thousands of customers each day. Customers that call our buildings home.

Our global portfolio includes office, industrial, retail and multi-family space. We take a long-term approach in the operation and management of our buildings, with a strong focus on customer service.

We manage and develop commercial real estate in major metropolitan cities — shaping skylines across the globe.

60M

Total
Square Feet

25

Cities

570

Real Estate
Professionals

367

Properties

9

Countries

*As at December 31, 2019



In this *together*.

Our vision is to drive leadership in sustainable real estate across our global organization. This is what our impact looks like.

In 2018, we saved:

14,300

MWh of electricity
Equivalent to the electricity used
by 1,280 homes per year.

66 million

litres of water
Equivalent to the water needed to
fill 26 Olympic swimming pools.

\$1.25

million on utility costs

We've made great progress by:

Certifying

over 80% of our portfolio to
various green standards

Diverting

53% of waste away from landfills

Purchasing

51 MWh of renewable energy credits
Equivalent to nearly 10% of our total energy consumption.

By 2022,
we're aiming for:

65%

waste diversion rate

10%

reduction in energy

7.5%

reduction in water

For more information, visit manuliferealestate.com/sustainability

Keep in *touch*.

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Calgary Office
300, 707 5th Street SW
Calgary, AB

manuliferealestate.com

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Leasing Director
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T 403 355 3002