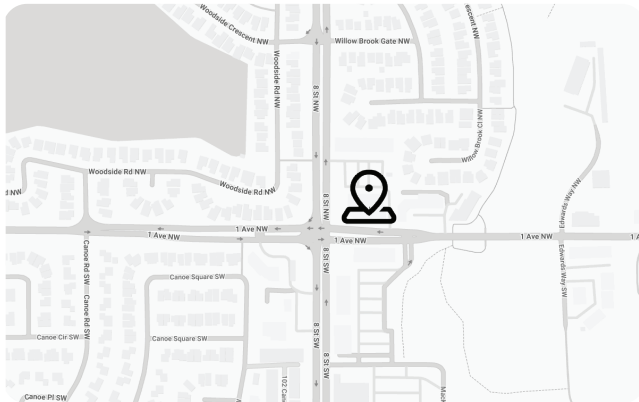




Willow Brook Medical Centre

836 1 Avenue NW, Airdrie, Alberta



Location Highlights



Major Intersection

1st Avenue and 8th Street NW



Nearest Hospital

32 km Peter Lougheed Hospital,
Calgary



Public Transit Access

Bus 902, Airdrie Transit

Leasing Inquiries



Alexandra Sciore
Leasing Manager

C +1 403 680 3821
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Willow Brook Medical Centre

836 1 Avenue NW, Airdrie, Alberta



Property Description

Willow Brook Medical Centre is a 34,917-square-foot medical outpatient and retail complex situated north of Calgary, in Airdrie. This fully leased property is an attractive two-building development featuring a traditional retail plaza specifically designed for medical use, alongside a big box pharmacy retail building. Willow Brook Medical Centre provides free patient parking and is tenanted by a diversified mix of medical professionals and ancillary healthcare service providers including physiotherapy, diagnostic imaging, a medical clinic, and a daycare.

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Property Highlights

Building Size	34,917 sq.ft.
Floors	1
Asking Rent	Market
Additional Rent (2026 est.)	
Operating Costs	\$7.98
Realty Taxes	\$5.63
In Suite Cleaning Costs	N/A
Total	\$13.61 psf
Bike Storage	Outdoor
Parking	Surface