

MONA LISA BLOCK



1510 7 Street SW
Calgary, Alberta

*Be part of one of Calgary's most vibrant
urban retail destinations!*

open
PROPERTY
GROUP

THE DETAILS

Area	CRU 1: 1,116 sf
Rate	Market
Additional Rent	\$22.00 (2026)
Term	5-10 Years
Availability	November 1, 2026

SNAPSHOT

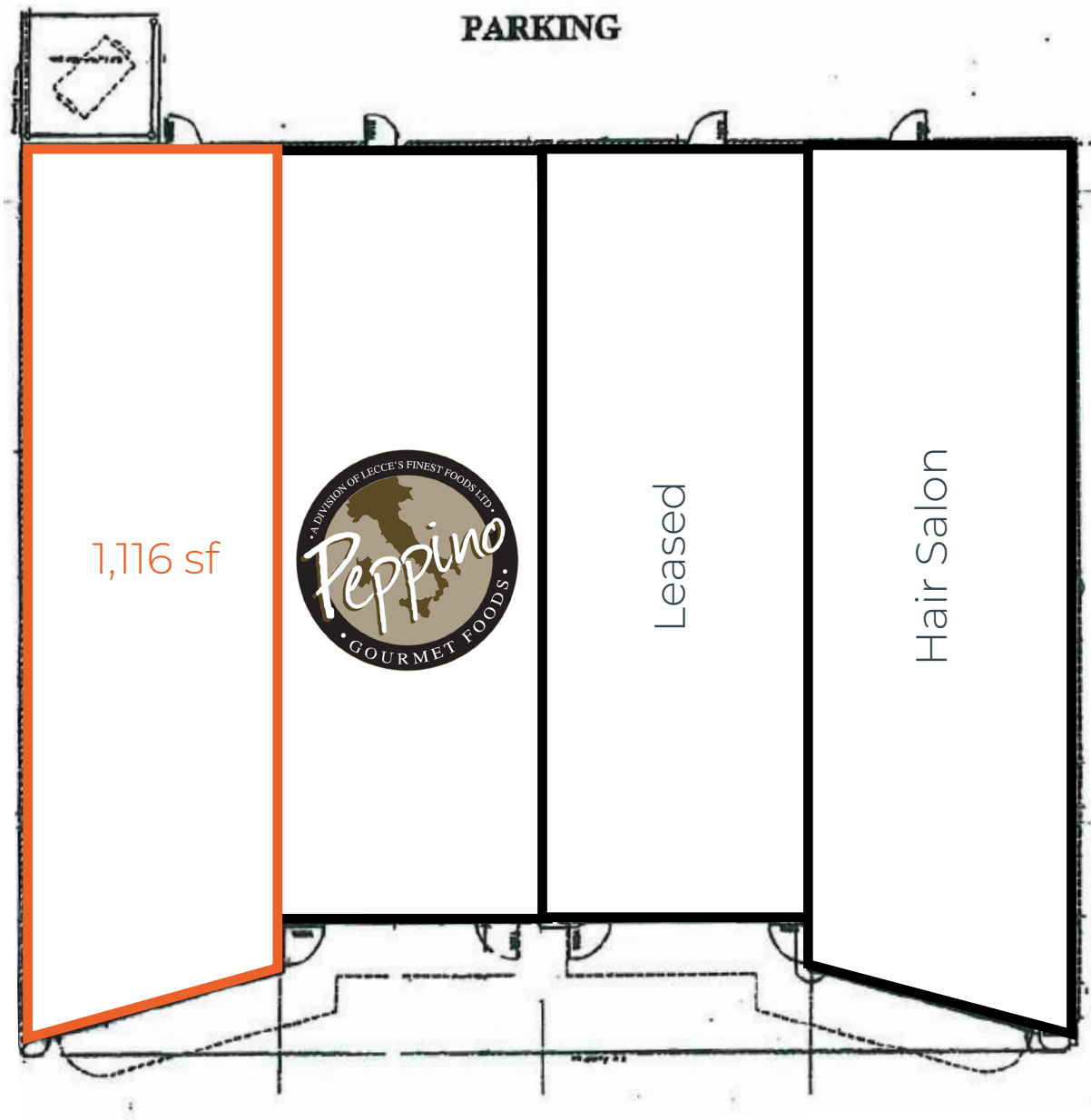
- With strong visibility from both pedestrian and vehicular traffic flows, the site also offers prominent signage opportunities, making it an ideal location for brands seeking to establish a dynamic and high profile presence.
- Positioned in the heart of Calgary's highly sought-after entertainment and retail corridor, this opportunity offers exceptional exposure within one of the city's most active commercial nodes.
- Can be combined to accommodate up to 5,698 sf of contiguous space.



FLOOR PLAN

1,116 sf

- Leased
- Available
- Under Offer



MONA LISA BLOCK



For decades, Sandpiper Books was a cherished independent bookstore and a beloved part of Calgary's literary community. While the original storefront closed its doors, the Sandpiper name remains deeply rooted in the city's history and continues to resonate with generations of Calgarians.

Opening Fall 2026, the lower-level tenant at 1518 7 Avenue SW (The Mona Lisa Building) will proudly reintroduce the Sandpiper Books name, honouring its legacy while ushering in a new chapter for this historic Calgary institution.

The new Sandpiper Books will offer a thoughtfully curated selection of new and used books, creating a welcoming destination for readers while celebrating the rich history and enduring spirit of one of Calgary's most iconic independent bookstores.



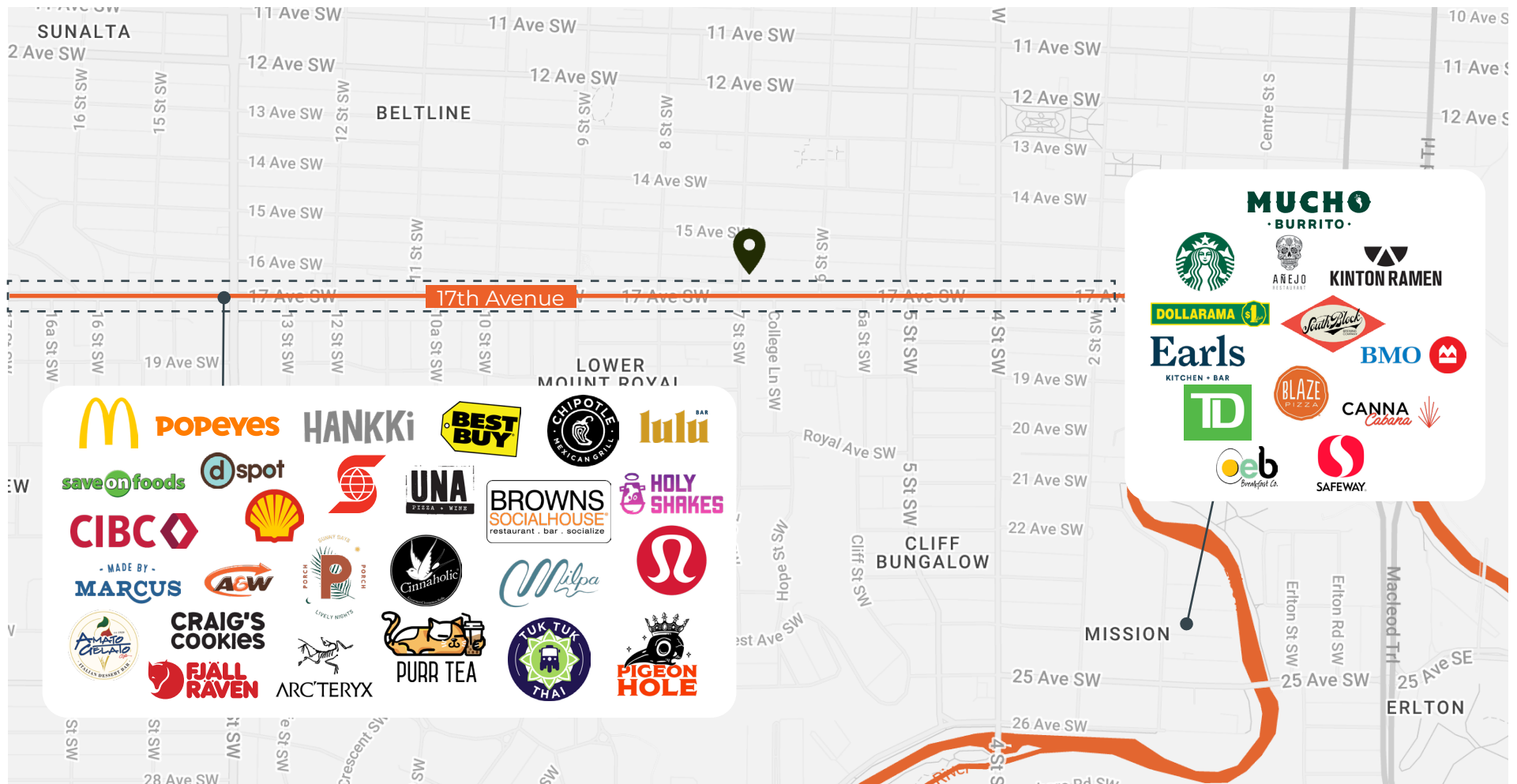
Complementing the exciting new additions to the block, a 1,116-square-foot retail unit is also available, presenting an excellent opportunity for boutique retailers, apparel, home décor, wellness concepts, beauty operators, personal services, specialty fitness or professional office users.

NEARBY TENANTS

Located just one block north of Calgary's iconic 17th Avenue SW, 1510 7 Avenue SW offers an exceptional opportunity in the heart of the Beltline, one of the city's most vibrant and walkable urban neighbourhoods. The surrounding area is home to a dynamic mix of national retailers, local boutiques, cafés and lifestyle amenities, creating a lively destination throughout the day and into the evening. Neighbouring brands including Shoppers Drug Mart, Lululemon, Purr Clothing, and Analog Coffee contribute to the area's strong retail appeal, while the dense residential population, nearby office users and constant pedestrian activity provide a diverse and established customer base. With excellent connectivity and immediate access to one of Calgary's premier shopping and dining corridors, 1510 7 Avenue SW is ideally positioned for retailers and service providers seeking a high-profile urban location.



PERKS





OPEN TO WHAT'S NEXT.

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