

FOR SUBLEASE

11926 115 Avenue NW

Edmonton, AB

10,000 SF WAREHOUSE WITH DOCK LOADING



Bryce Williamson

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Property Details

LEGAL DESCRIPTION	Plan 1276HW, Block 195, Lot (A)
BUILDING SIZE	10,000 SF
ZONING	BE - Business Employment
LOADING	(1) 8'x8' dock door with leveler, (1) 8'x10' dock door
CEILING HEIGHT	14.5'
POWER	(A)200 (V)208 3P
RENTAL RATE	\$6.50/SF
OPERATING COSTS	\$5.50/sf (est. 2025)
LEASE EXPIRY	May 31, 2028



Ramp to access loading door



Central location close to Downtown Edmonton



Quick access to Kingsway Drive and Yellowhead Hwy

HEADLEASE OPTION AVAILABLE

Site Plan



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Get more information

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**Subject
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