

FOR LEASE

Gateway Boulevard Centre
Retail & Office Units



**3703 Gateway Boulevard
Edmonton, AB**



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PROPERTY HIGHLIGHTS



- Lease Rate: Market Additional Rent:
 - \$18.00 per sq.ft (2024)
- Zoning: DC 2
- Possession: Immediately
- Retail and Office space available
- Located in South Edmonton
- Flexible unit sizes available
- Ample Parking Space
- Built in Customer base
- Close Proximity to Calgary Trail , Anthony Henday & Whitemud



Population (Estimate) 153,000 (5 Km)



Median Household Income (Estimate) \$109,000

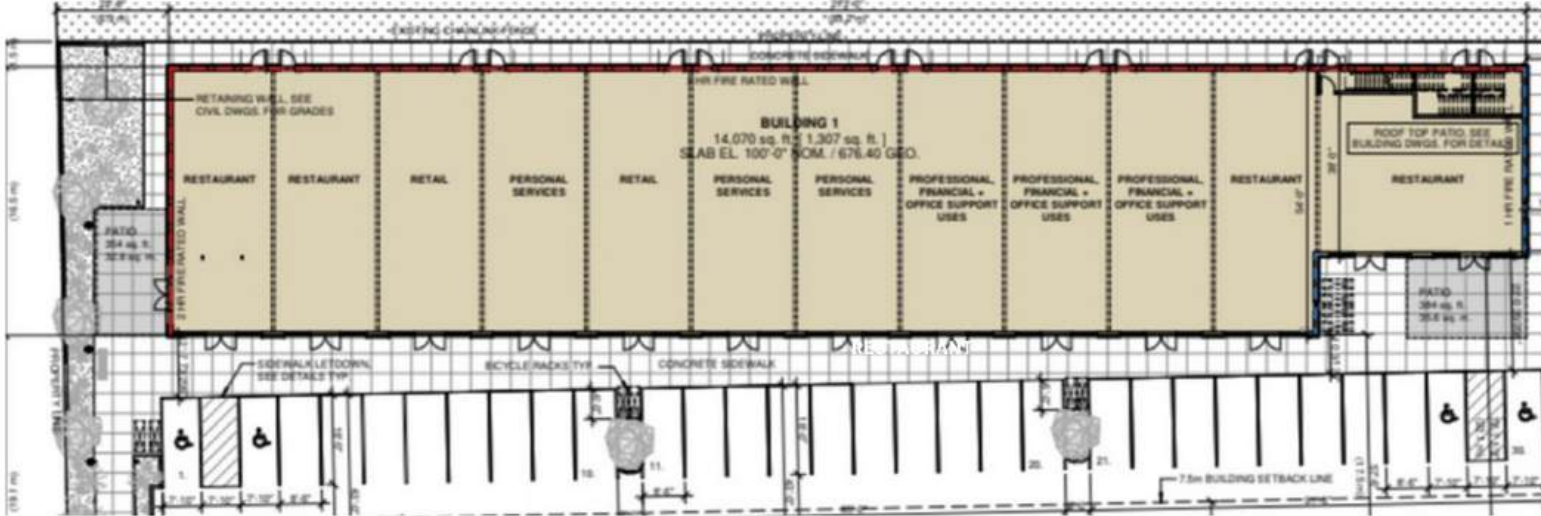
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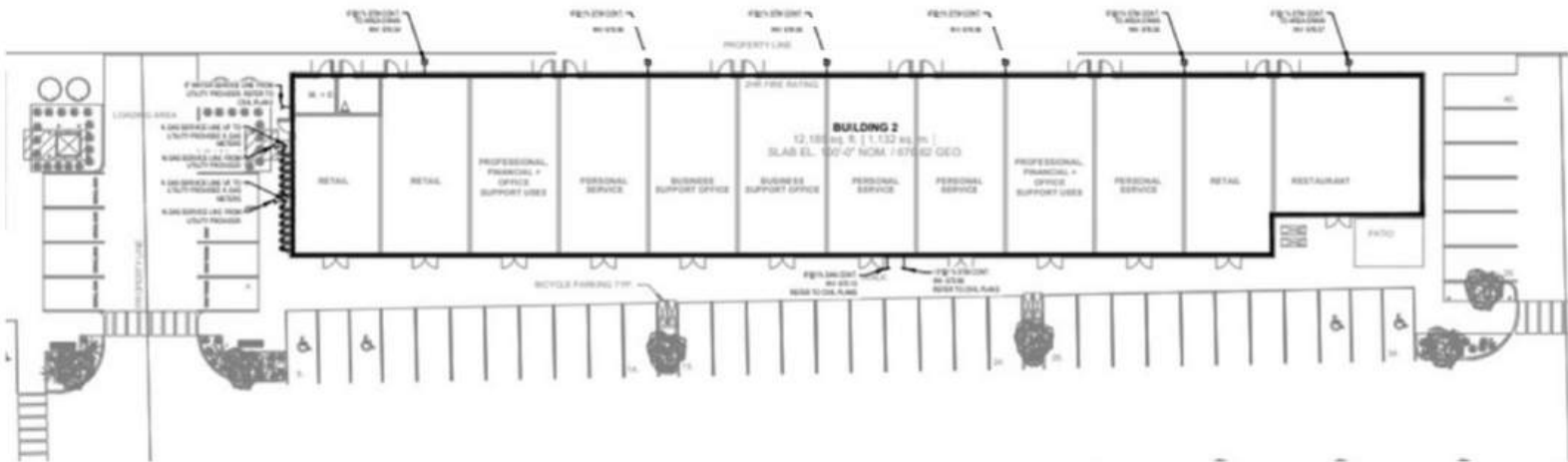
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PROPERTY DETAILS

Building 1



Building 2

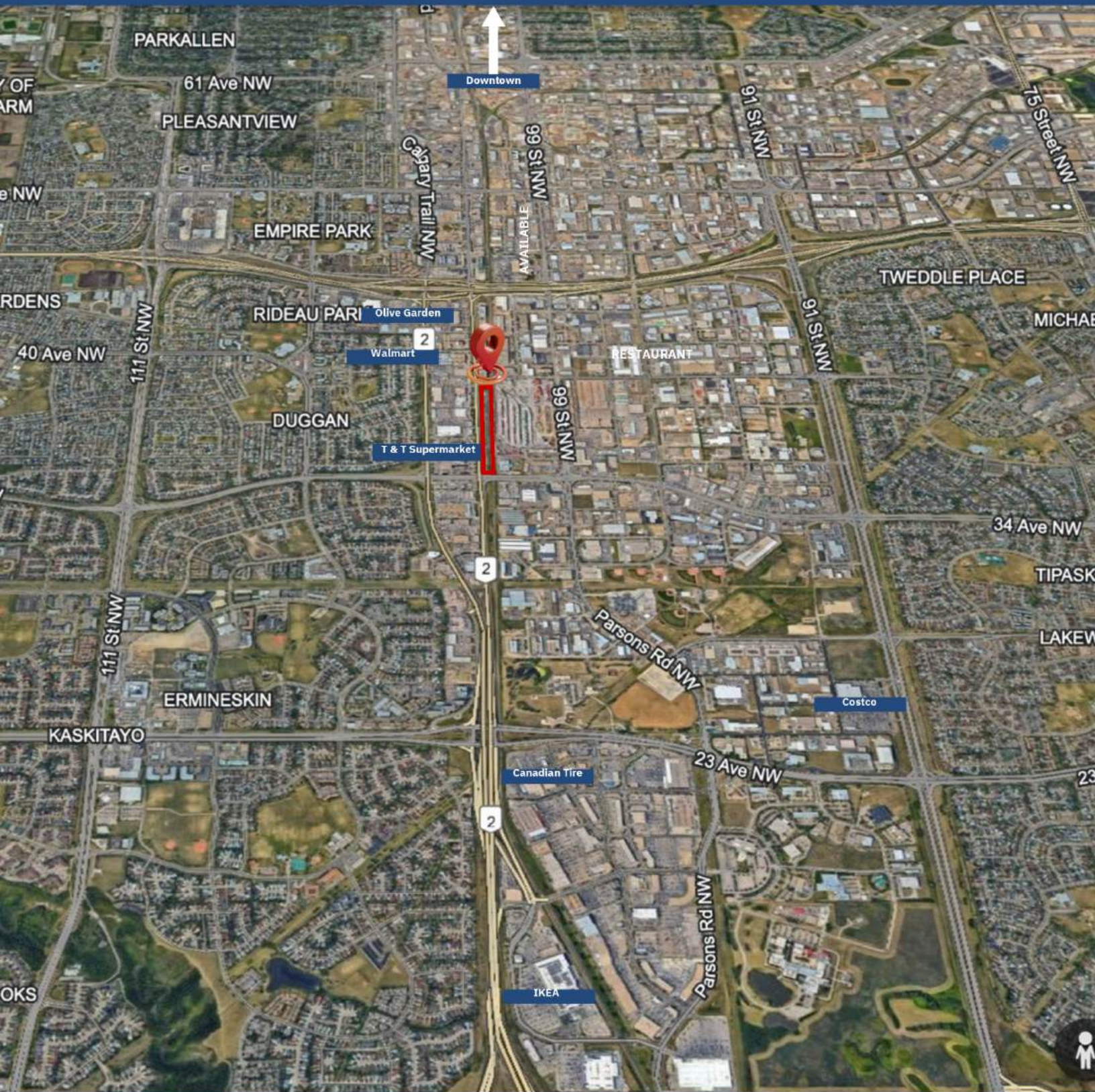


Available Units

Building 1 : **3765** (1134 Sq Ft Unit)
3767 (1134 Sq Ft Unit)
3769 (3450 Sq Ft Unit)

Building 2 : **3703** (2285 Sq Ft Unit)
3717 (990 Sq Ft Unit)

LOCATION



Not intended to solicit currently listed properties or buyers under contract. The above information is from sources believed reliable, however, no responsibility is assumed for the accuracy of this information and does not form part of any contract.

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PHOTO GALLERY



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