



## 6966 76 Avenue Edmonton AB

\$525,000

Own just over 1,000 sq ft of prime main-floor office/retail space in the bustling Regency Argyll Plaza, located at the high-traffic intersection of Argyll Road and 76 Avenue NW, across from Pure Casino. This fully developed unit features two glass-walled offices, a kitchenette, washroom, and a welcoming front entrance area, perfect for reception or an administrative workspace. With high-end finishes throughout, this space is ideal for professional offices or retail conversion, offering excellent visibility and accessibility. The plaza is 80% occupied and boasts affordable rates, low condo fees, and ample parking. A prime opportunity to establish or expand your business in a sought-after location with easy access to major freeways.

Listing Presented By:



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