



Edmonton Alberta

\$14

Presenting an exceptional leasing opportunity, this property offers prime showroom or office space directly situated on 170th Street. With flexible options available, the main floor boasts up to 9,500 sq.ft. of retail showroom or flex office space, while the second level offers an additional 10,000 sq.ft. of office space. Demising options starting at 5,500 sq.ft. provide further versatility to suit various tenant needs. Enjoying remarkable exposure to 170th Street's bustling traffic, averaging 33,288 vehicles per day, the property offers extensive building signage opportunities and high visibility. Its attractive design features wrap-around windows and skylights, ensuring abundant natural light on both floors. Access between floors is facilitated by an elevator and stairwell, with ongoing improvements enhancing accessibility. On-site parking is both convenient and ample, with energized stalls available. (id:6769)

Listing Presented By:



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