

# FOR LEASE

**LIZOTTE**  
AND ASSOCIATES REAL ESTATE INC



## Peli at Scona Retail Space

8020 - 101 Street, Edmonton, AB

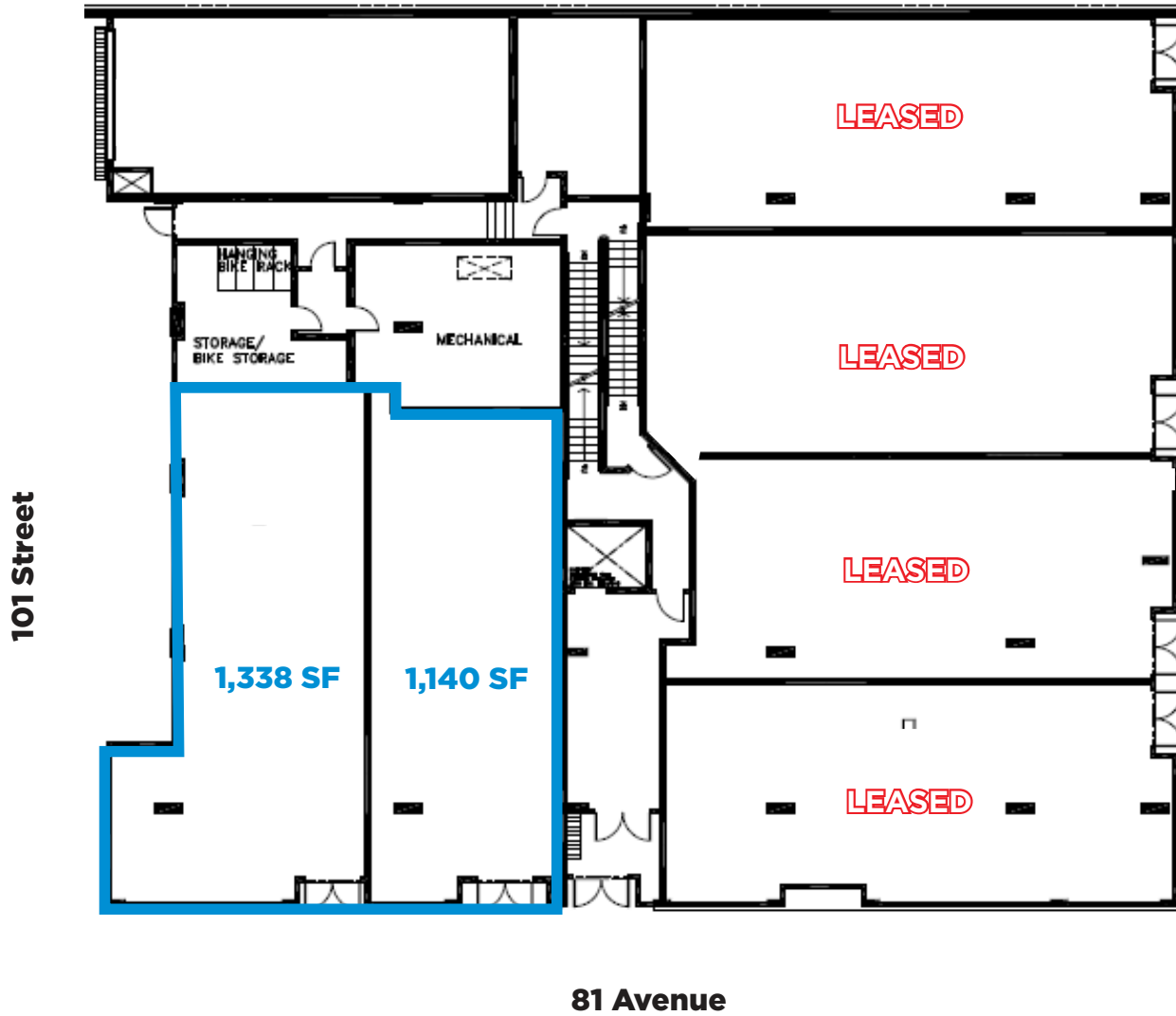
1,140 - 2,478 Sq.Ft. (+/-)

### Property Highlights

- Two bays totaling 2,478 Sq.Ft.
- Opportunity to buy bakery's assets
- Ideal for bakery, coffee shop, ice cream shop, specialty retail etc.
- Possible demising into two spaces of 1,140 Sq.Ft. and 1,338 Sq.Ft.
- Corner location at 101 Street & 81 Avenue with direct exposure and access to Whyte Avenue
- Located in a fully leased residential building

Lizotte and Associates Real Estate Inc.  
#1200, 10117 Jasper Avenue  
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780.488.0888 | [www.lizotterealestate.com](http://www.lizotterealestate.com)



## Property Details

<b>Address:</b>	8020 - 101 Street, Edmonton, AB
<b>Size:</b>	1,140 - 2,478 Sq.Ft. (+/-)
<b>Parking:</b>	Street parking with potential underground
<b>Possession:</b>	September 30, 2021
<b>Lease Rate:</b>	\$20.00/Sq.Ft.
<b>Op. Costs:</b>	\$11.00/Sq.Ft.
<b>T.I. Allowance:</b>	Negotiable



## Contact

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