

# FOR LEASE

833 & 1,766 Sq. Ft. (+/-)

# LIZOTTE

AND ASSOCIATES REAL ESTATE INC



**10436 – 81 Avenue Edmonton, AB**

## **GLENWOOD BUILDING OFFICE/RETAIL SPACE**

### **Property Highlights**

- 2 units available conveniently located off Whyte Avenue
- Easily accessible via public transit
- Ideal for professional services
- Eco-friendly building construction reduces the environmental impact of property
- Recently renovated, includes refurbished barn wood and pre-finished workstations



780.488.0888



[www.lizotterealestate.com](http://www.lizotterealestate.com)



#1200, 10117 Jasper Avenue  
Edmonton, AB T5J 1W8

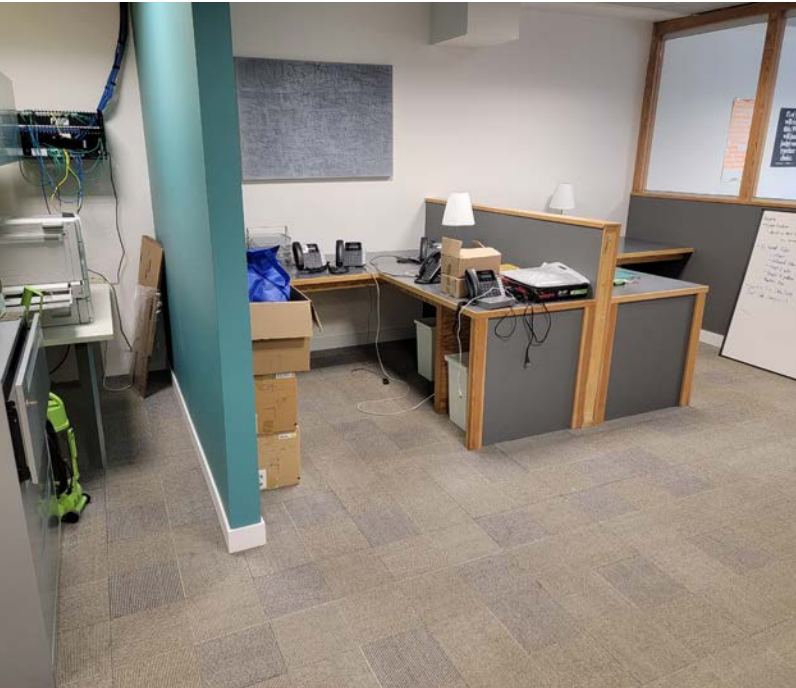


No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing condition, imposed by our principals.

# FOR LEASE

Second Floor Suite - 1,766 SF (+/-)

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# FOR LEASE

Basement Suite - 833 SF (+/-)

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# FOR LEASE

GLENWOOD BUILDING OFFICE/RETAIL SPACE

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## Property Information

**Municipal Address:** 10436 - 81 Avenue, Edmonton, AB

**Legal Address:** Plan 1, Block 62, Lot 17

**Size:** **Suite B100** 797 Sq. Ft. (+/-) **LEASED**  
**Suite B101** 833 Sq. Ft. (+/-)  
**Second Floor** 1,766 Sq. Ft. (+/-)

**Zoning:** DC2 (28)  
(Site Specific Development Control Provision)

**Parking:** Scramble/street

**Possession:** Immediate/negotiable

## Contact

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justin@lizotterealestate.com

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**Lease Rate:** \$12.00/Sq. Ft.

**OP Costs:** \$12.00/Sq. Ft. (est.) All utilities included

