

FOR LEASE

740 Sq. Ft. (+/-)

LIZOTTE

AND ASSOCIATES REAL ESTATE INC



#202, 11445 – 124 Street, Edmonton, AB

KING EDWARD BUILDING

Property Highlights

- Direct exposure to 124 Street
- Laminate flooring
- Second-floor office
- Reception/Open work area
- Three private offices
- Storage
- Zoning allows for a variety of uses



780.488.0888



www.lizotterealestate.com



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

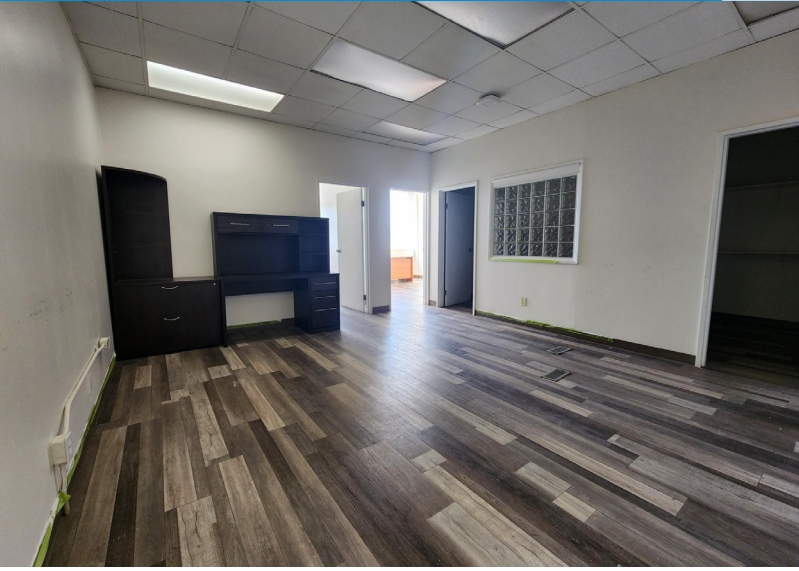


No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing condition, imposed by our principals.

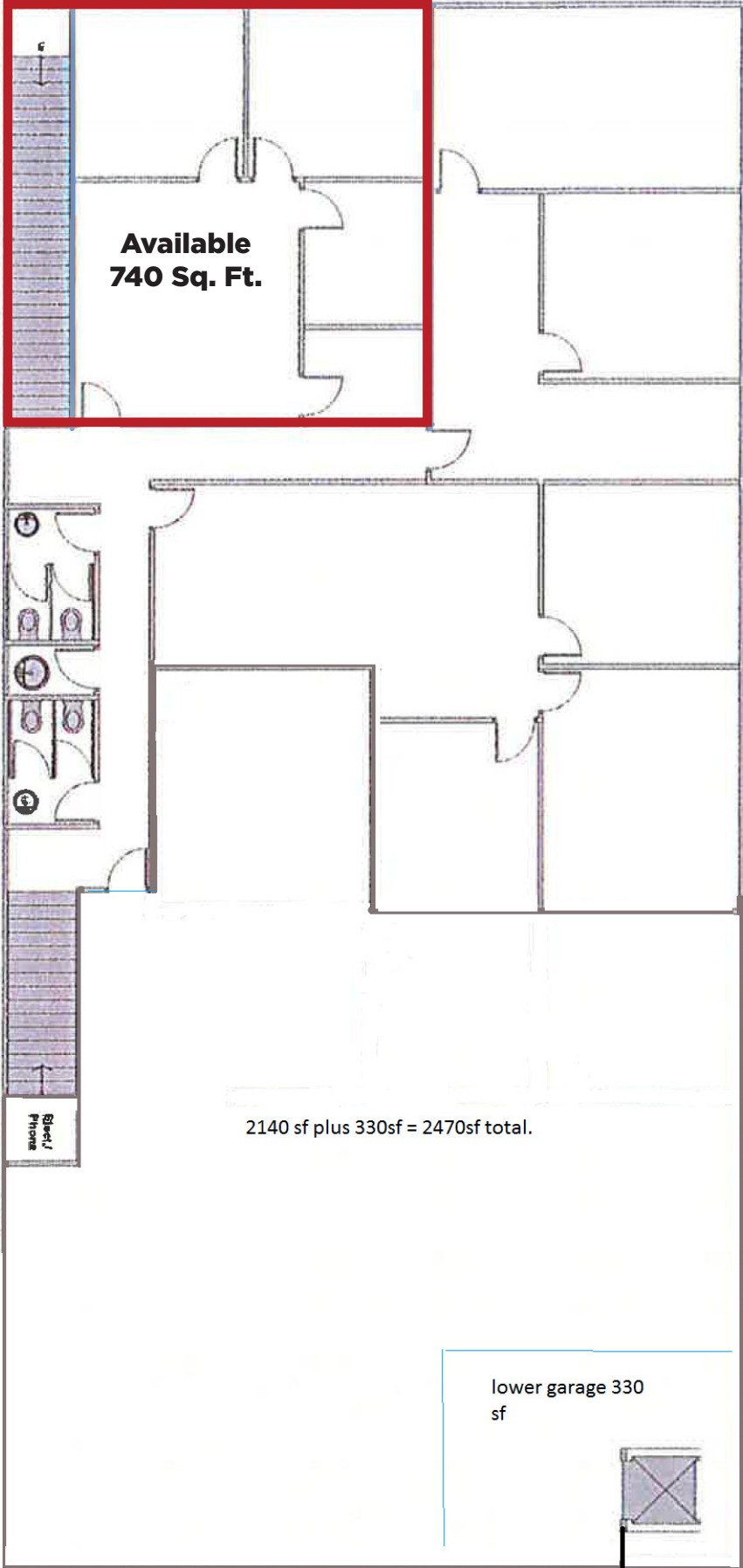
FOR LEASE

King Edward Building

LIZOTTE
AND ASSOCIATES REAL ESTATE INC



124 Street



**Available
740 Sq. Ft.**

2140 sf plus 330sf = 2470sf total.

lower garage 330
sf

butler elevator

FOR LEASE

King Edward Building

LIZOTTE
AND ASSOCIATES REAL ESTATE INC

Property Information

Municipal Address: #202, 11445 - 124 Street, Edmonton, AB

Legal Address: Plan RN46; Block 22; Lot 11

Building Size: 740 Sq. Ft. (+/-)

Zoning: Low-Intensity Business Zone (CB1)

Parking: Street

Possession: Immediate/negotiable

\$\$\$

Lease Rate: \$12.00/Sq. Ft.

Op Costs: \$7.90/Sq. Ft.

Contact

Richard Lizotte

President/Broker

Cell: 780.292.1871

Direct: 780.784.5360

richard@lizotterealestate.com

Lee Berger

Associate Broker

Cell: 587.983.6654

Direct: 780.784.5363

lee@lizotterealestate.com

John Cuglietta

Unlicensed Assistant

Cell: 780.340.4384

Direct: 780.784.5357

john@lizotterealestate.com

