



Industrial Warehouse

3711 73 Avenue NW
Edmonton, Alberta
Lease Opportunity



LEASE INFORMATION

Base Rent	\$7.50 PSF
Operating Costs	\$5.21 PSF (2016 est)
Availability	December 1, 2016
Term	Minimum five (5) years

SITE FEATURES

The subject property is located within the Weir Industrial subdivision of southeast Edmonton. Weir Industrial is situated between 34th and 50th Street, with excellent access to Sherwood Park Freeway. Each bay is provided two 16-feet by 12-feet overhead grade level loading doors. The bay is comprised of open shop space and a two-piece washroom.



SITE DETAILS

Address

3711 73 Avenue NW
Edmonton, Alberta

Legal

Plan 729660
Block 19
Lot 7

Type

Industrial Warehouse

Year Built

1979

Zoning

IH – Heavy Industrial Zone

Area

2,688 SF

Loading

Two (2) grade doors

Ceiling Height

+/- 18 feet

Heating

Warehouse –
Unit heaters



SITE TOUR INFORMATION Site tours by appointment only

Sherri Joyce

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