

Size
27,050 SF

Quick Access
QUEEN ELIZABETH
HIGHWAY 2

Leasing Available
IMMEDIATELY

40 YEARS REALTY

FOR LEASE

1075 36Ave | NISKU

LOCATION

UNIT 200, 1075 36 Ave
Nisku, AB

ACCESS

Quick access to
Queen Elizabeth
Highway 2



FLOORPLAN

27,050 SF

OP COSTS

\$3.48 PSF
(2025 estimate)

BASE RENT

Market



LOADING

Overhead grade
loading doors
(1) 20x22 Grade



ZONING

IND - Industrial



LIGHTING

LED



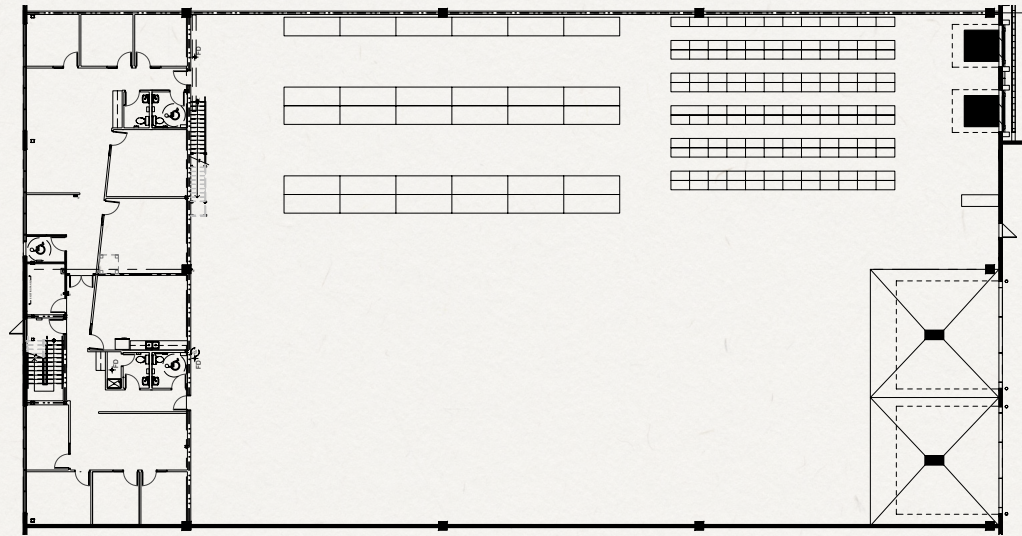
POWER

To be confirmed

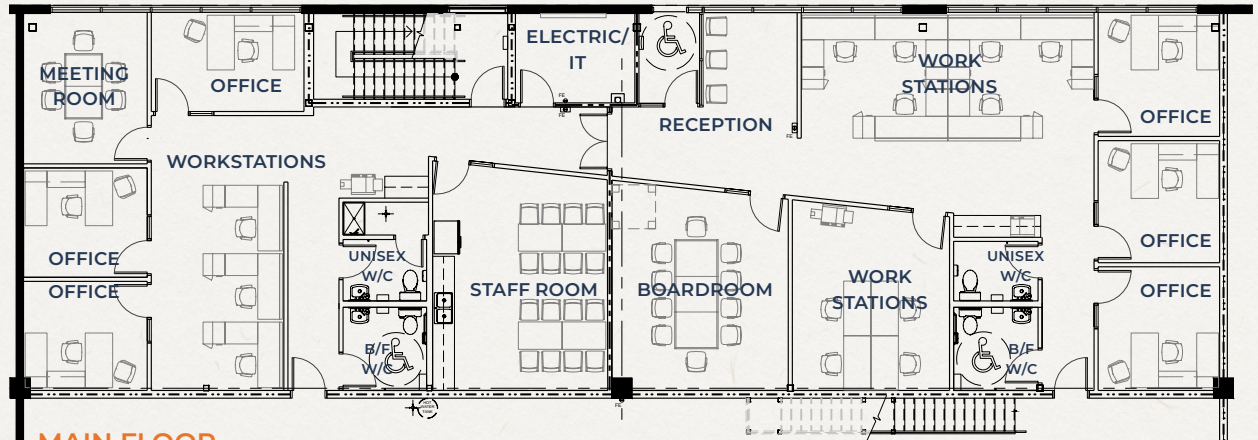


CLEAR HEIGHT

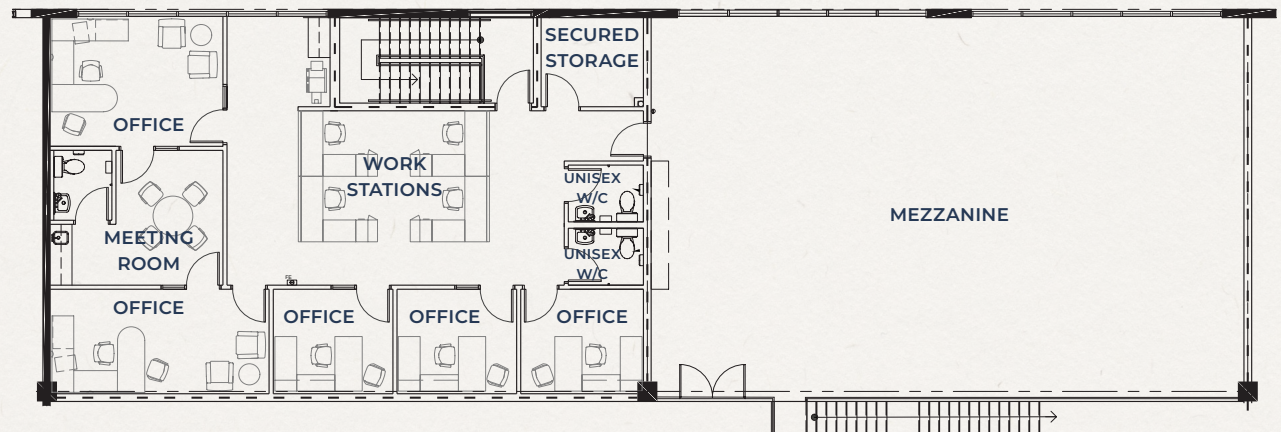
35'



WAREHOUSE



MAIN FLOOR



SECOND FLOOR



**FOR MORE
INFORMATION
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