



Size  
5,569 SF

Quick Access  
STONY PLAIN RD  
ANTHONY HENDAY

Leasing Available  
NOW



**FOR LEASE**

18228 102 Ave NW | EDMONTON

## **YORK REALTY**

In the world of real estate development, York Realty stands out. Our timelines are quick, our spaces are truly turnkey, and our leases are simple and only as long as they need to be. Founded in Edmonton, Alberta in 1985, York Realty is a privately held, family-owned business built on grit, hard work and follow-through.

Our tight-knit team is tenacious, responsive and more than a little competitive. We will outwork other developers to get the best clients, connect them with the right properties and support their growth. As a company, York aims to make the process as effortless as possible for both brokers and tenants leasing space.

## **OUR VALUES**

- Challenge the status quo
- Do what you say
- Do the right thing for our clients
- Respond quickly
- Elevate each other



# LOCATION

18228 102 Ave NW  
Edmonton, AB T5S 1S7



# FLOORPLAN

5,569 SF

## BASE RENT

Market

## OP COSTS

\$7.18 PSF

(2025 Estimate)



### LOADING

14' x 10' Grade Door



### POWER

To be confirmed



### ZONING

DC2 -  
SITE SPECIFIC DEVELOPMENT  
CONTROL PROVISION



### YEAR BUILT

1989



### FIBRE OPTICS

Available



### PARKING

Reserved



### LIGHTING

To be upgraded to LED



### CLEAR HEIGHT

16'





**YORK**<sup>®</sup>  
REALTY INC

FOR MORE  
INFORMATION  
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