

Available Space
14,820 SF

Paved Yard
0.84 ACRES

Leasing Available
FEB 1, 2025



FOR LEASE

LOCATION

15213 112 Ave NW
Edmonton, AB T5M 4A9



112 AVE NW

153 STREET

151 STREET

111 AVE NW



ACCESS

Easy access off of Groat Road
and close to the Yellowhead.

BUILDING



AVAILABLE

14,820 SF

YARD

0.84 Acres



ZONING

IM

Medium Industrial



CLEAR HEIGHT

20'



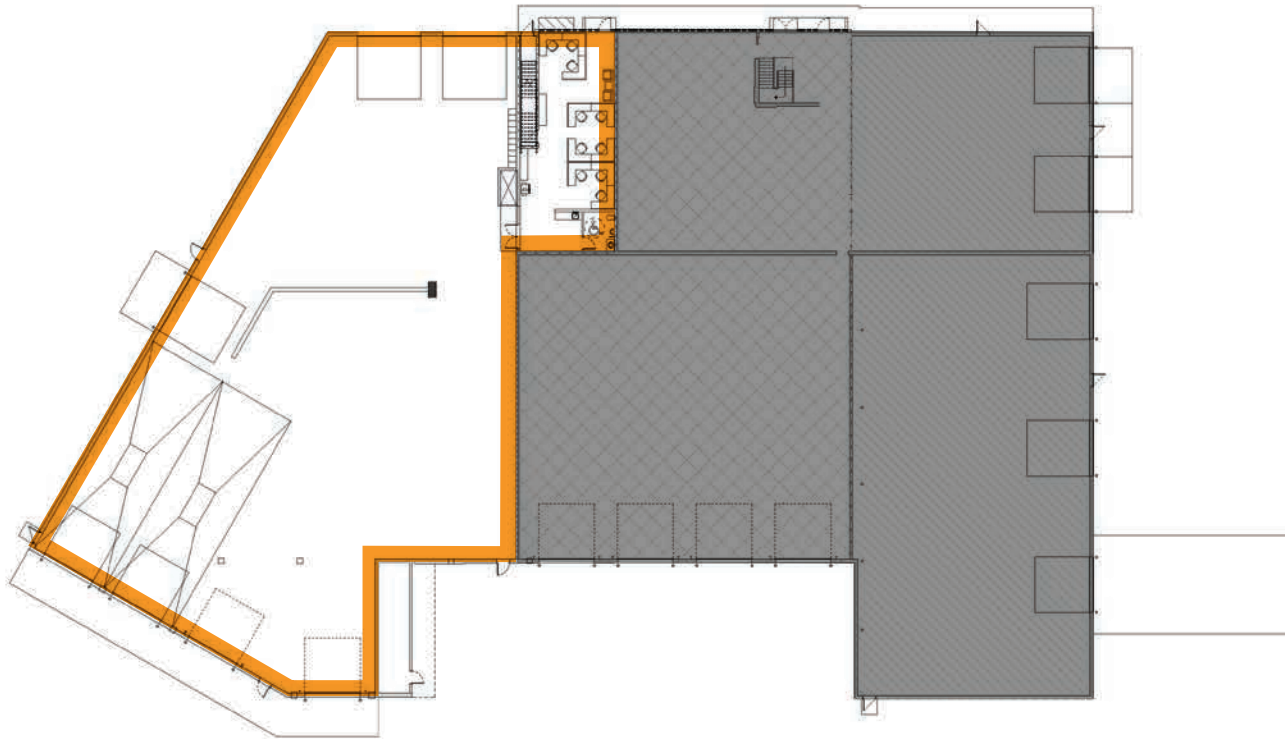
YEAR BUILT

1966



LIGHTING

LED



LEASE RATE
Market

OP COSTS
\$5.19 PSF



POWER

To Be Confirmed



FIRE SUPPRESS

Fully Sprinklered



SUMP & TRENCH

Available



LOADING

7 Oversized Grade,
2 Full Drive-Through Bays



HVAC

Make Up-Air, various
Rooftop Units, and
Unit Heaters



FIBRE OPTICS

Available





FOR MORE
INFORMATION
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