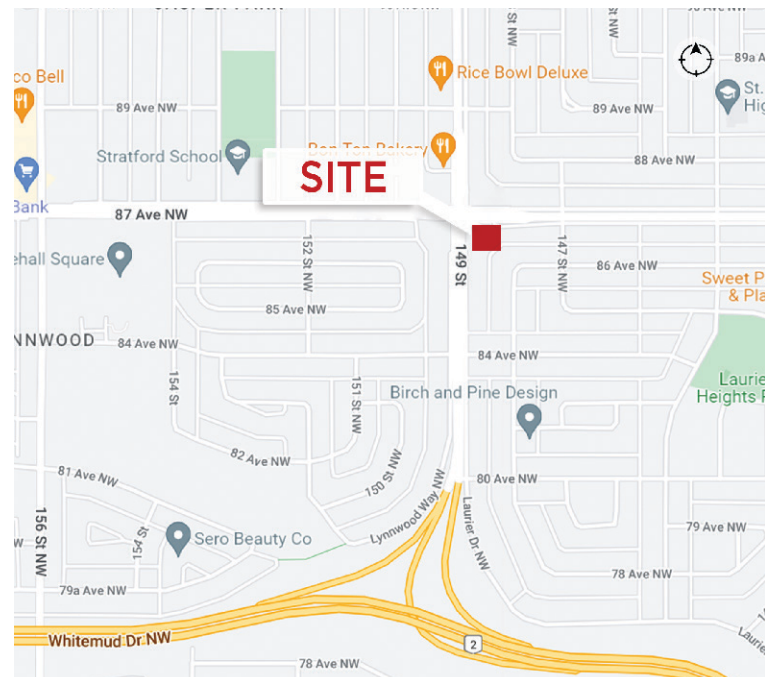




Treasures Insurance Building

Property Highlights

- Excellent West End location
- Fantastic exposure with 39,100 vehicles per day on 149th St. and 23,500 vehicles per day on 87th Avenue
- Corner unit of 1,487 SF is raw with 16' high ceiling heights
- Well developed unit of 1,748 SF space
- Good signage opportunities
- Ample parking



Shane Asbell
Partner
780 917 8346
shane.asbell@cwedm.com

Jacob Dykstra
Associate
780 702 5825
jacob.dykstra@cwedm.com

Scott Vreeland
Associate Partner
780 702 9477
scott.vreeland@cwedm.com

CUSHMAN & WAKEFIELD
Edmonton
Suite 2700, TD Tower
10088 - 102 Avenue
Edmonton, AB T5J 2Z1
www.cwedm.com

Property Details

Municipal Address:	14727 - 87 Avenue NW Edmonton, AB	Parking:	3 stalls per 1,000 SF surface at \$50/month/stall and Underground at \$100/month/stall
Neighbourhood:	Parkview	Area:	1,487 & 1,748 SF
Parking Area:	Surface & Underground	Inducements:	Negotiable
Base Rent:	\$16.00 per SF	Availability:	Immediately
Operating Cost:	\$15.39 per SF plus in-suite janitorial		



Professional Office

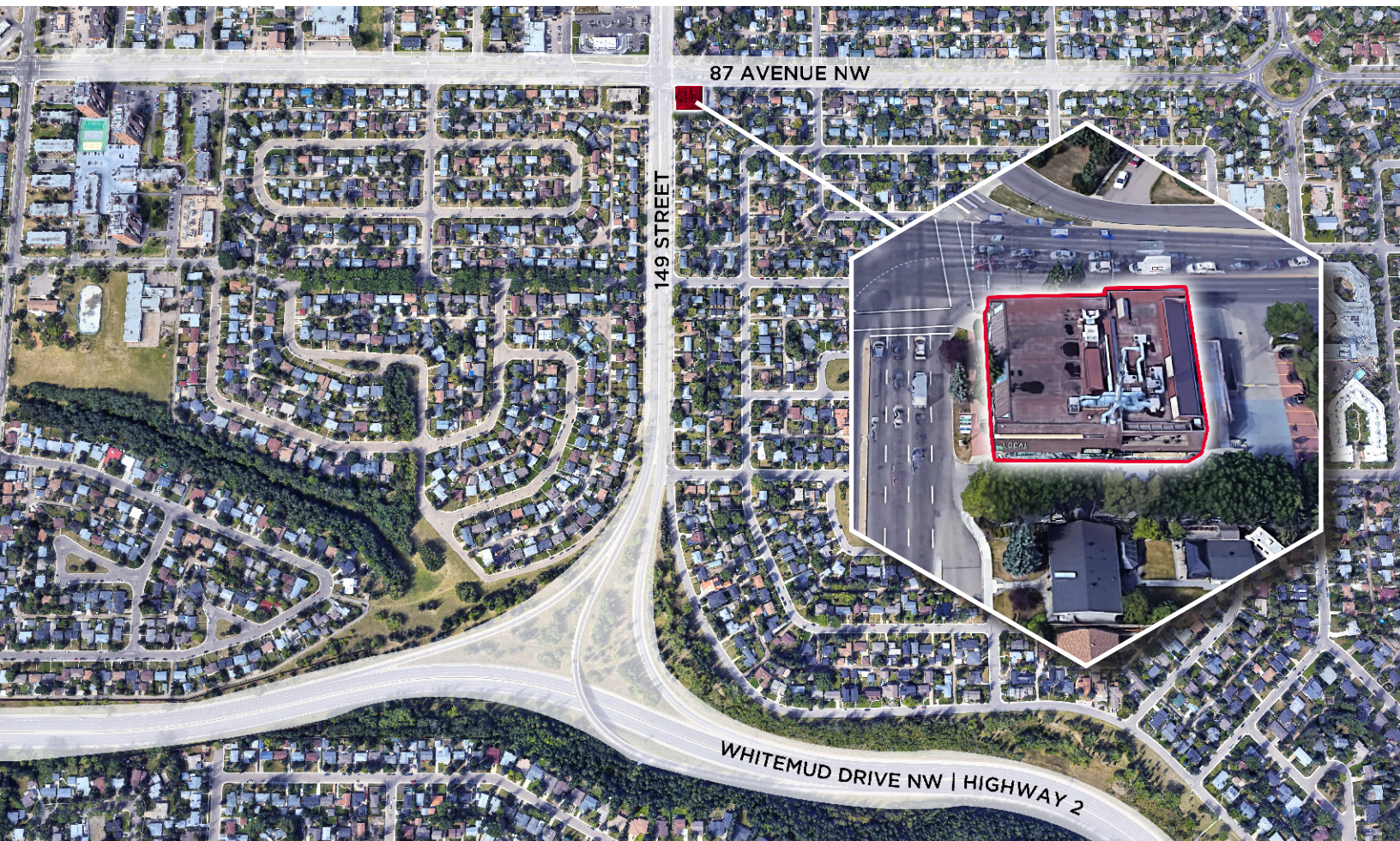


Legal, accounting and engineering



Retail use for corner unit

Aerial



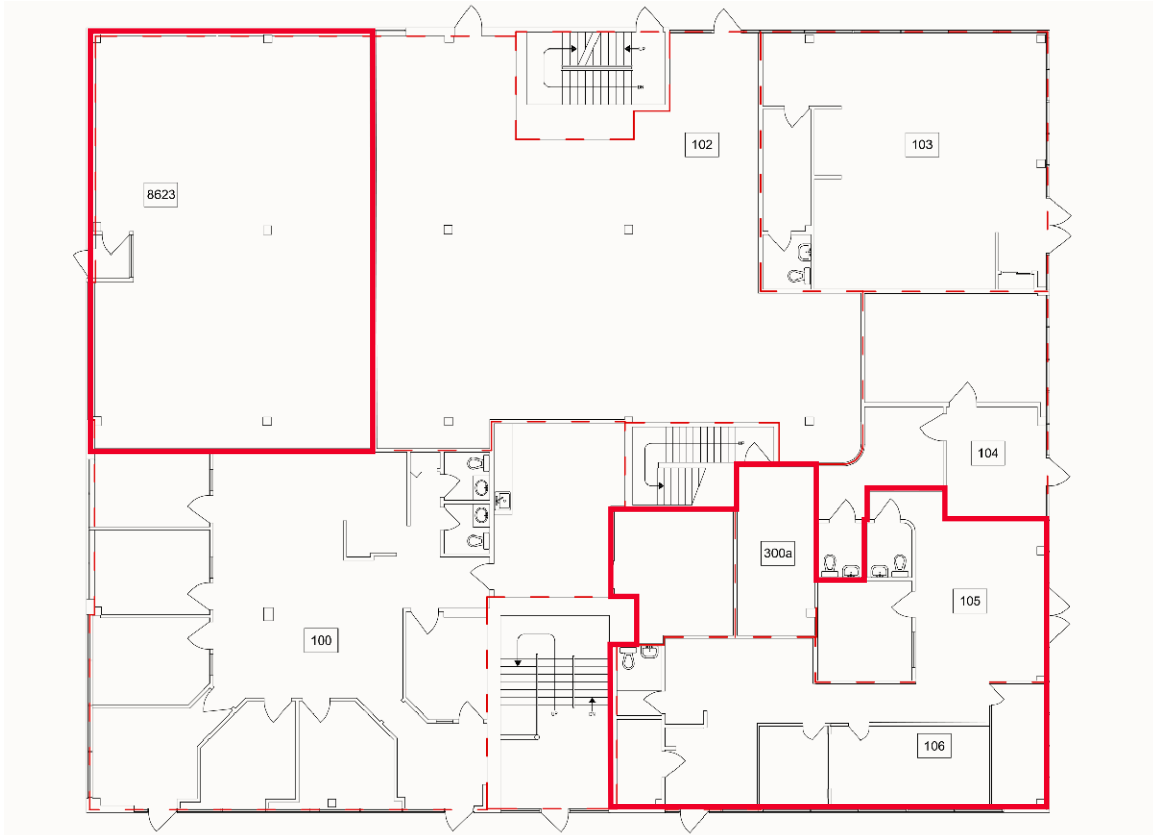
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Floor Plan - Main Floor



Building Photos



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