

For Lease 14315 - 118 Avenue Edmonton, AB



Nexus Business Park

- Excellent location with high visibility and accessibility
- Telus fibre optic internet
- Common area boardroom/conference room
- Fully developed office space
- Minutes from amenities such as Wendy's,
 7-Eleven, Panda Hut Express, Tim Hortons,
 Westmount Shopping Centre and more

Get more information

Mark Hartum, B.Comm SIOR, Principal +1 780 429 7557 mark.hartum@avisonyoung.com

Jason Gardner

Vice President +1 780 429 7569 jason.gardner@avisonyoung.com

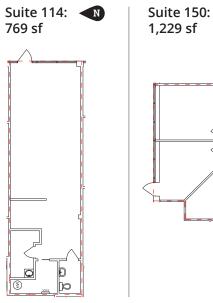
Hillary Williams

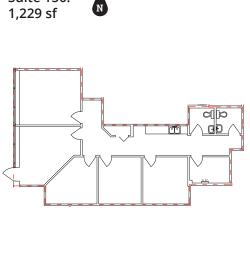
Senior Associate +1 780 429 7564 hillary.williams@avisonyoung.com

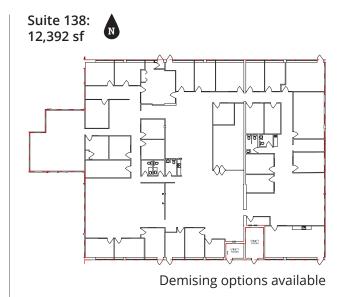
For Lease

Offering Summary

Available:	Suite 114: 769 sf Suite 150: 1,229 sf Suite 138: 12,392 sf* *Demising options available	GAGNON ESTATE BROWN INDUSTRIAL INDUSTRIAL Yellowhead Hwy
Net Rent:	Starting at \$10.00 psf	MITCHELL DOMINION INDUSTRIAL INDUSTRIAL
Additional Rent (2023):	\$9.25 psf + Janitorial includes utilities	
Inducements:	Negotiable	GARSIDE INDUSTRIAL INDUSTRIAL
Parking:	2 Stalls/1,000 sf Free surface	
Signage:	Exterior building and pylon signage available	







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+1 780 429 7564 hillary.williams@avisonyoung.com



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