



100 Street Place

10150 100 Street Edmonton, AB

Highlights

Builtout Penthouse unit Available

Surrounded by retail on Rice Howard Way

Amenities

Co tenants include Rosewood Foods and The Artworks

Highly walkable area

Immediate Availability

Contact: **Nathan Wanchulak**
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MELCOR
melcor.ca

100 Street Place

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Availabilities

9	5,126 sf		
8		1,254 sf	687 sf
7	800 sf	1,323 sf	
6			
5	5,133 sf		
4		1,997 sf	
3			
2	3,226 sf	1,943 sf	
1			

Asking Rent	Market Rent
Additional Rent	Retail \$13.45 Office \$16.54
TI	Suite dependent, contact agent
Amenities	Secure Bike Storage
Available Parking	Adjacent offsite parkade
Availability	Immediate

Available Leased



Property Details



Asking Rent

Market Rent



On-site, professional building management by Melcor REIT

Additional Rent

Retail \$13.45 / sq. ft.

Office \$16.54 / sq. ft.



Walk Score 99: Walker's Paradise
Daily Errands do not require a car

Parking

Adjacent above ground parkade



Transit Score 87: Direct access to LRT and major bus routes

TIA

Suite dependent, contact agent



Bike Score 95: Daily errands can be accomplished on a bike

Unit(s)	Area (sq.ft.)	Comments
200	3,226	4 offices, board room, reception area
201	1,943	White box condition
440	1,997	4 private offices, reception area, open work area, boardroom, kitchenette,
500	5,133	Direct elevator access, 2 kitchenettes, boardroom, offices + meeting rooms, open work space area.
700	1,323	Office + open work space area
710	800	Office + open work space area
870	1,254	Reception, Open work area, 4 office + meeting rooms, move in ready
880	687	Reception, open work area, offices/meeting rooms, move in ready.
900	5,126	Move in ready, open concept work spaces, private offices, multiple meeting rooms, in unit bike storage, in unit lockers.

Second & Fourth Floors

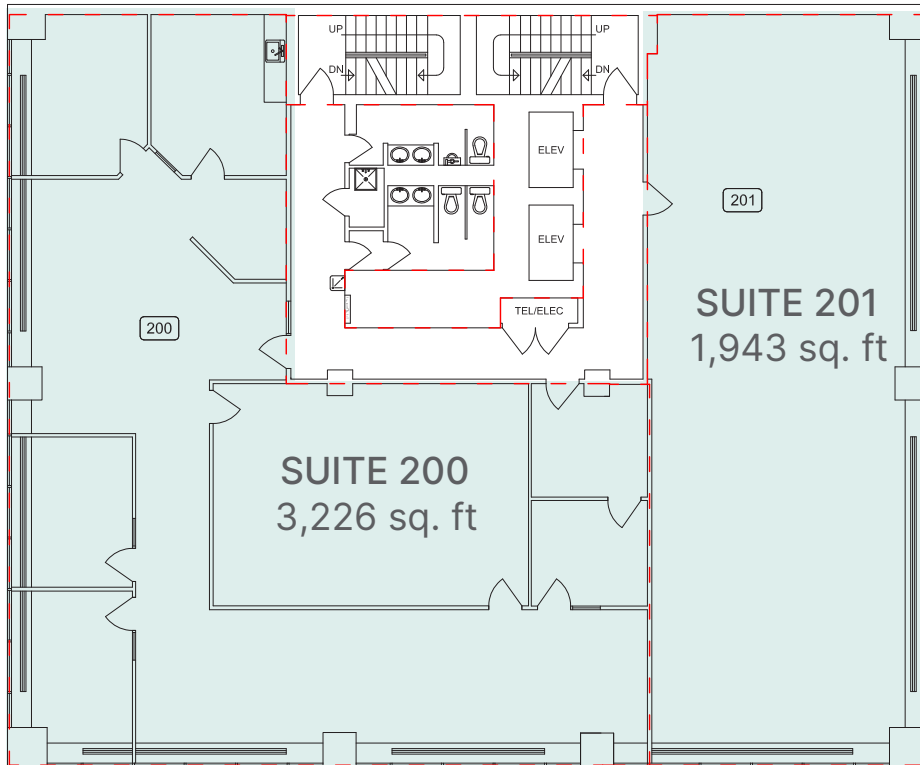
SUITE 200 | 3,226 sq. ft.

SUITE 201 | 1,943 sq. ft.

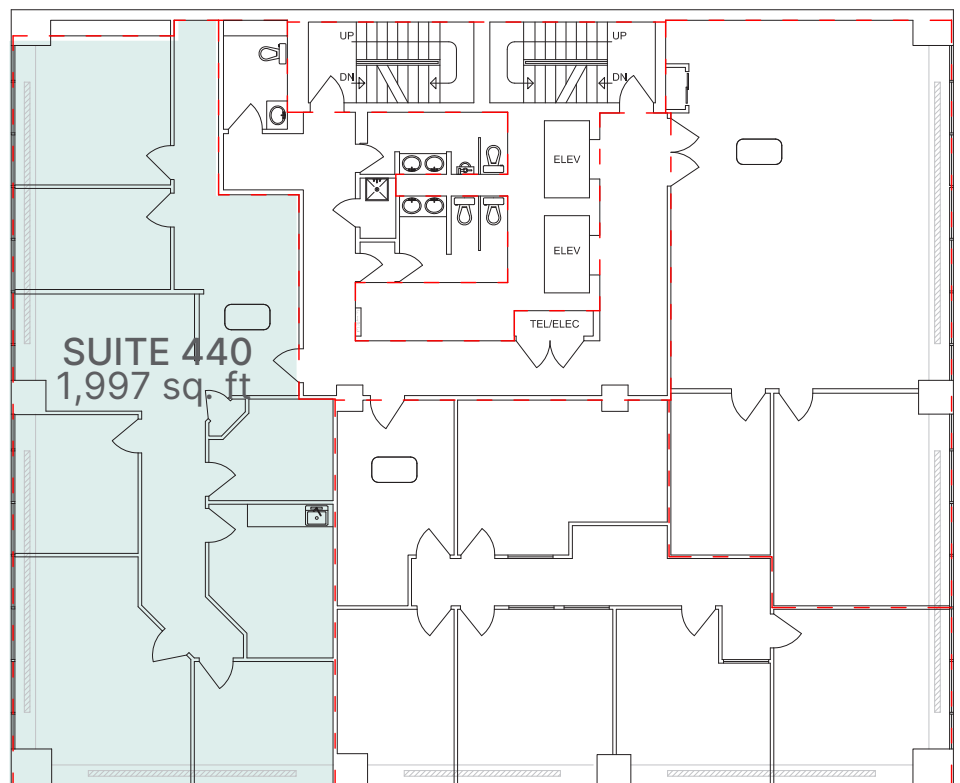
SUITE 440 | 1,997 sq. ft.



Second floor



Fourth floor



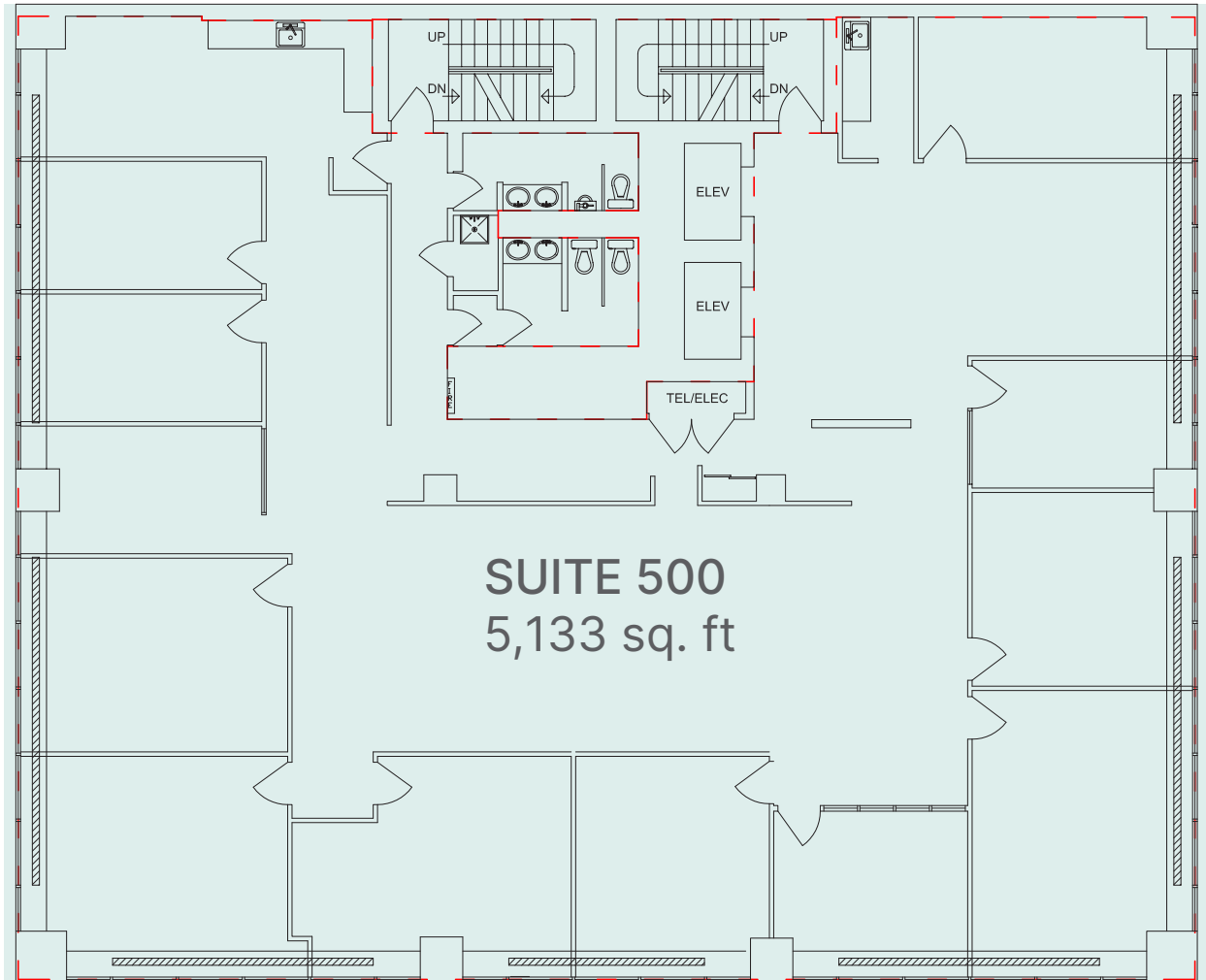
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Fifth Floor

SUITE 500 | 5,133 sq. ft.

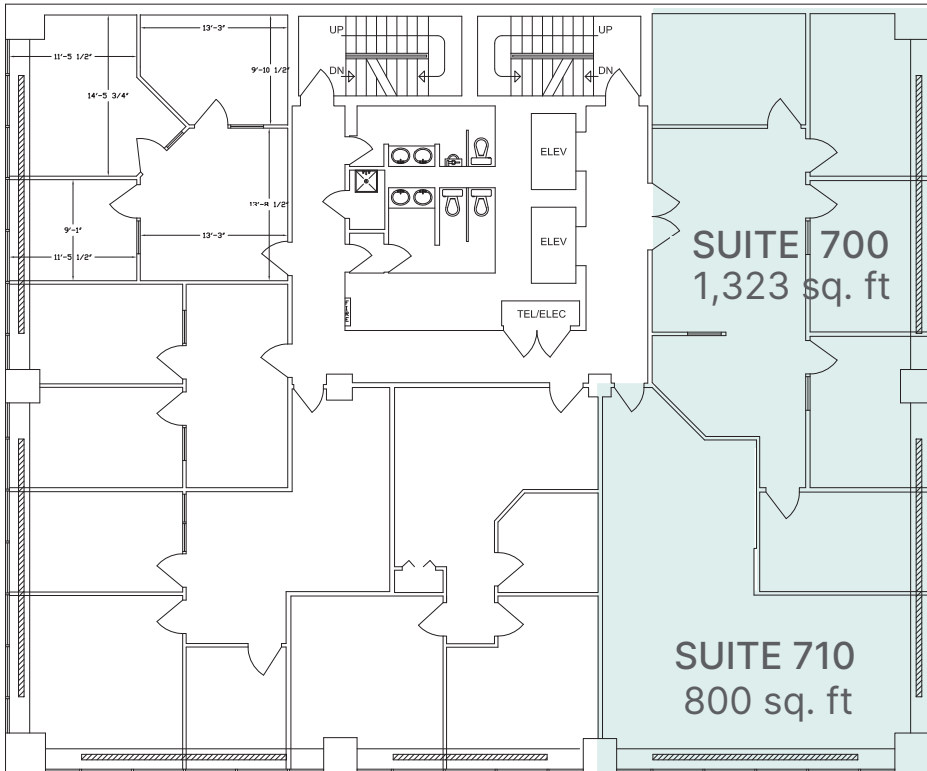


Seventh & Eighth Floor

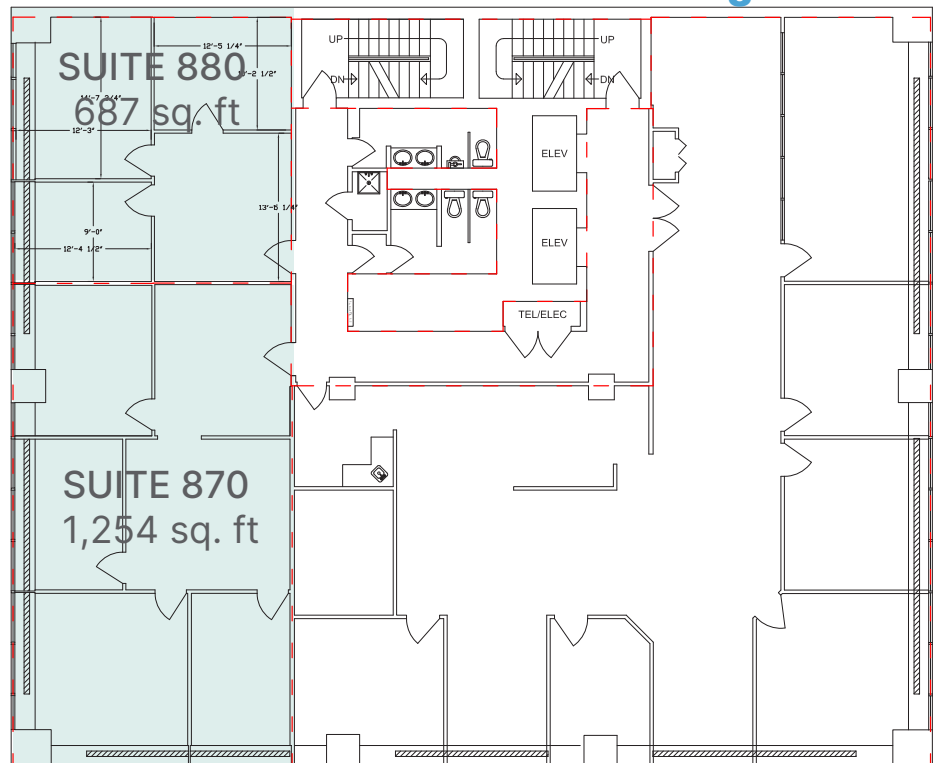
SUITE 700 | 1,323 sq. ft .
SUITE 710 | 800 sq. ft .
SUITE 870 | 1,254 sq. ft .
SUITE 880 | 687 sq. ft .



Seventh floor

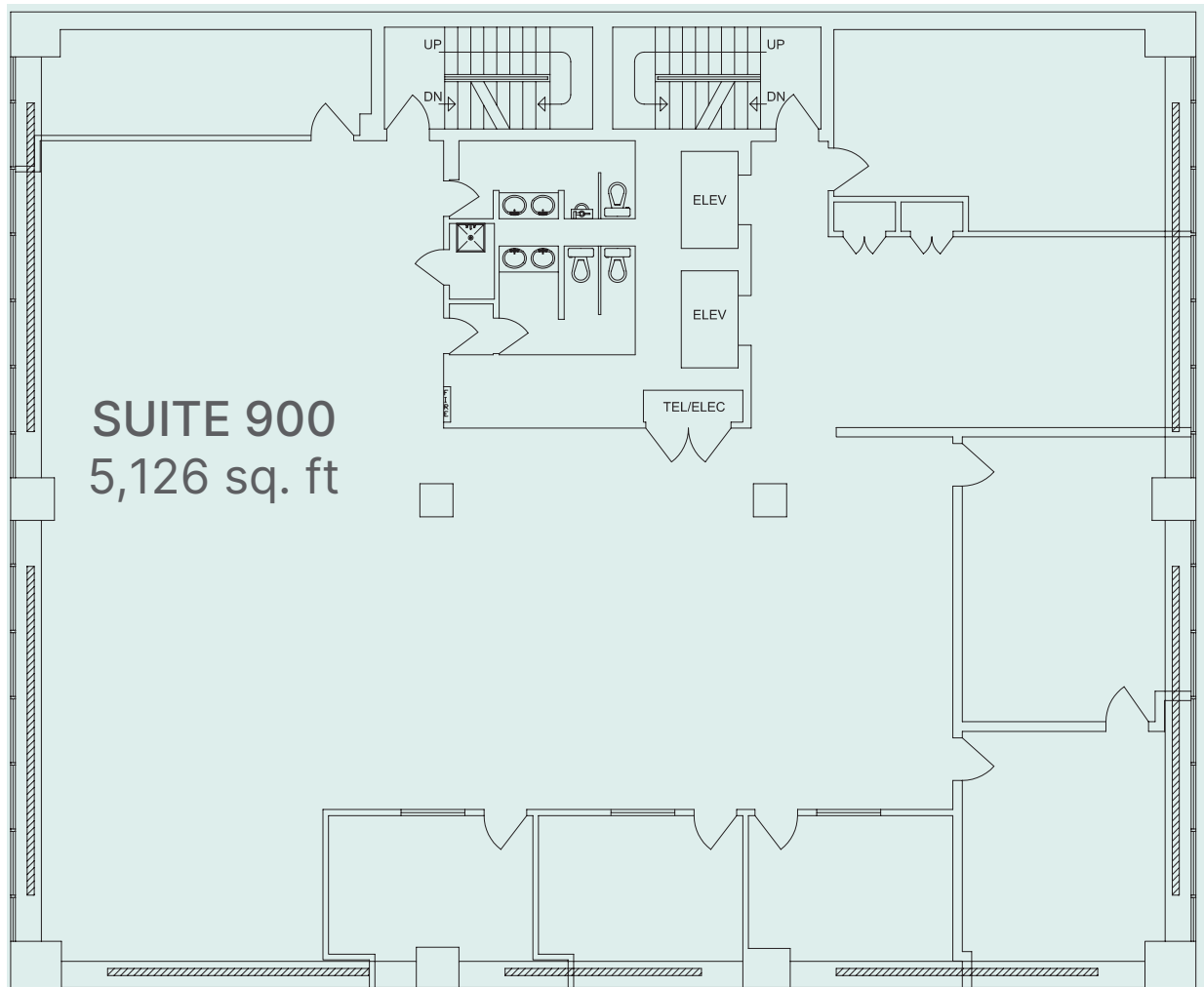


Eighth Floor



Ninth Floor

SUITE 900 | 5,126 sq. ft.



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Office | For Lease



Library Parkade

1 min walk



Rice Howard Parking

2 min walk



City Centre

2 min walk

Contact Us

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