

FOR LEASE

SHOP SPACE

6508 82 Ave NW, Edmonton, AB



HIGHLIGHTS

- 1,167 sq ft ± shop space with private entrance
- Large 14' x 12' overhead bay door
- Finished mezzanine with vinyl flooring
- Quick access to Sherwood Park Freeway

JOEL WOLSKI

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SCOTT ENDRES

Partner, Broker

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RAYA WOLSKI

Licensed Assistant

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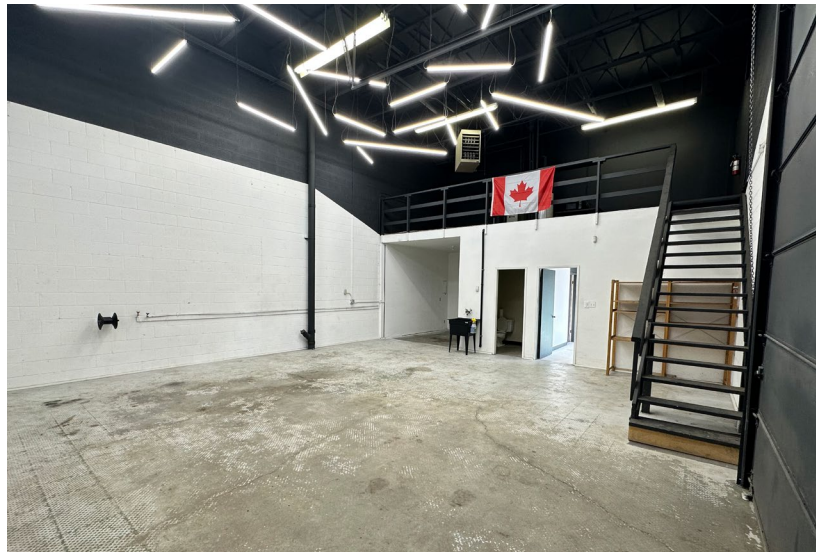
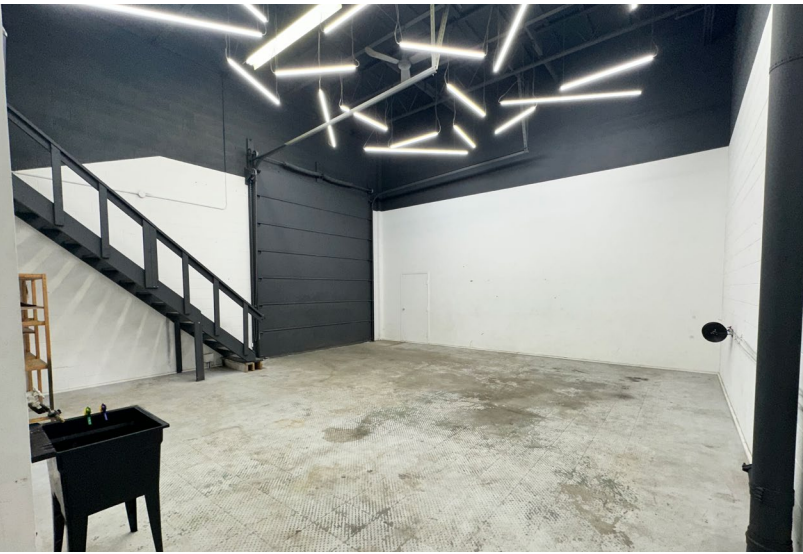


ROYAL PARK
REALTY™

T 780.448.0800 F 780.426.3007
#201, 9038 51 Avenue NW Edmonton, AB T6E 5X4

royalparkrealty.com

For Lease | 6508 82 Ave NW, Edmonton, AB



Property Details & Financials

MUNICIPAL ADDRESS	6508 82 Ave NW, Edmonton, AB
LEGAL DESCRIPTION	Plan: 3998RS; Block: 69; Lot/Unit: 4;
ZONING	BE (Business Employment)
LOADING	14' X 12' overhead door
SIZE	1,167 sq ft ±
PARKING	Scramble
LEASE RATE	\$12.50/ sq ft
OP COSTS	\$9.84/sq ft
POSSESSION	Immediate



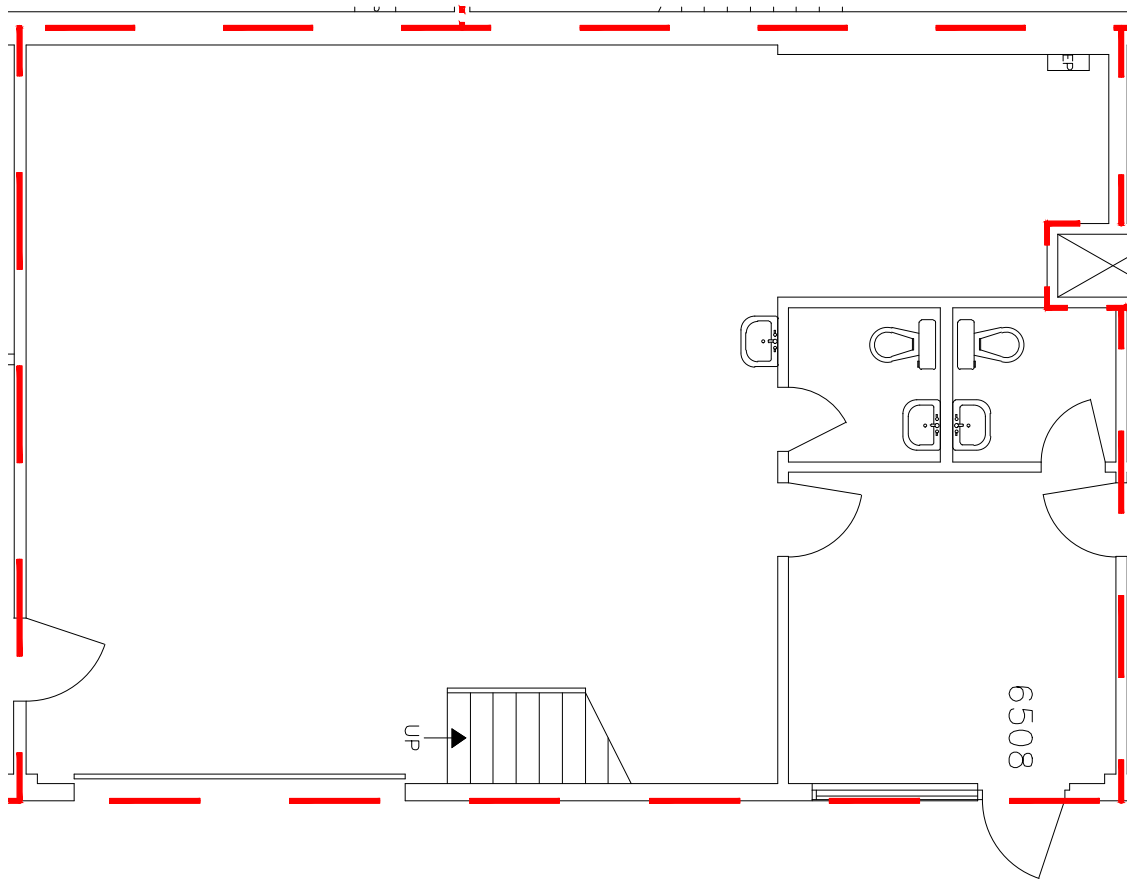
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*Quality Based on **Results**, Not **Promises**.*



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