



**FOR LEASE**  
RARE, UNIQUE  
OPPORTUNITY  
TO LEASE SMALL  
SPACE ACROSS FROM  
MACEWAN UNIVERSITY

## CORNFIELDS PLAZA

10379-112 Street NW, Edmonton, AB

Cushman & Wakefield Edmonton  
Suite 2700, TD Tower  
10088 102 Avenue  
Edmonton, AB T5J 2Z1  
cwedm.com

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# PROPERTY DETAILS

## MUNICIPAL ADDRESS

10379 - 112 Street NW,  
Edmonton, AB

## LEGAL DESCRIPTION

Plan-1282RS; Block-11; Lots-118A

## ZONING

Site Specific Dev. Control Provision  
(DC2) (1177)

## UNIT SIZE

872 SF

## UNIT

10379

## FLOOR

Main floor

## POWER

200 amps

## PARKING

Surface parking onsite

## OPERATING COST

\$15.00/SF (est. for 2026 budget)

## LEASE RATE

Market



## POPULATION

1km	3km	5km
27,366	98,953	218,785



## HOUSEHOLDS

1km	3km	5km
4,905	19,152	46,360



## AVERAGE INCOME

1km	3km	5km
\$88,689	\$97,845	\$108,455



## VEHICLES PER DAY

±23,000 Vehicles Per Day (2024)



104 AVENUE (23,078 VPD 2024)

112 STREET

JASPER AVENUE (20,273 VPD 2024)





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