FOR SUBLEASE

2,519 SF

CUSHMAN & WAKEFIELD
Edmonton



MODERN OFFICE SPACE FOR SUBLEASE

6766 75 STREET NW, EDMONTON, AB

F4 LEASING TEAM

PRIMARY CONTACT

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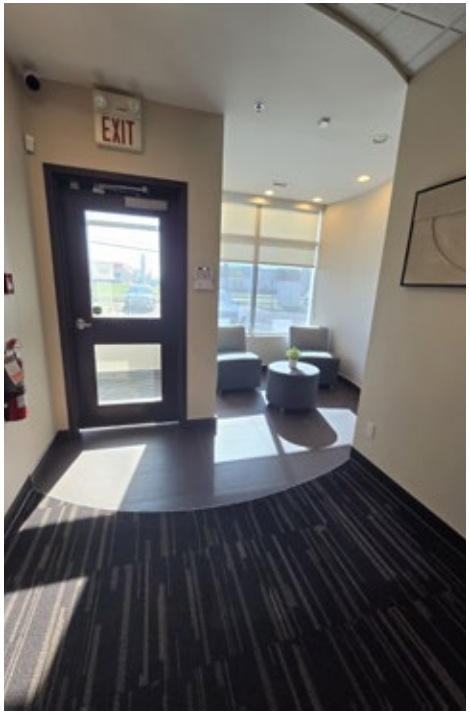
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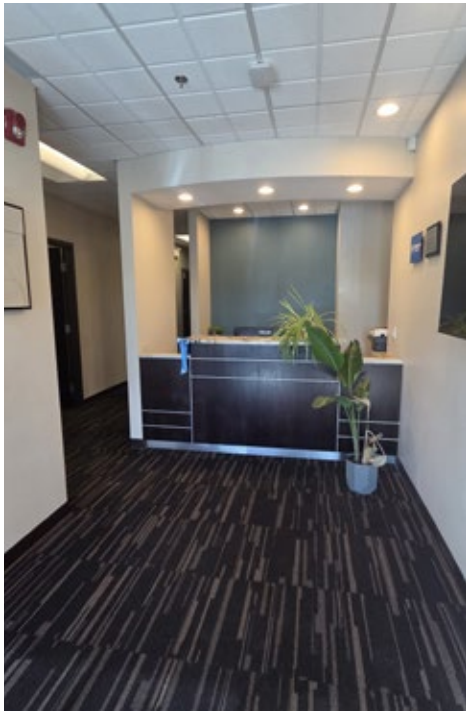
PROPERTY HIGHLIGHTS

- Modern high end office finishing with functional layout
- Comprised of 6 offices, boardroom, kitchenette and two washrooms
- Space ideal for professional tenants (ie. accountant, lawyer, engineer, etc.)
- Double row front parking and rear parking available

PROPERTY DETAILS

Municipal Address	6766 75 Street NW, Edmonton, AB T6E 6T9
Legal Description	Condo Plan 0124860, Unit 12
Zoning	BE - Business Employment
Unit Size	2,519 SF (Main Floor)
Building Age	2002
Parking	On-site parking
Sublease Rent	$18.00 /SF
Additional Rent	$10.14 /SF (2026)
Lease Expiry	February 28, 2034
Furniture	Negotiable



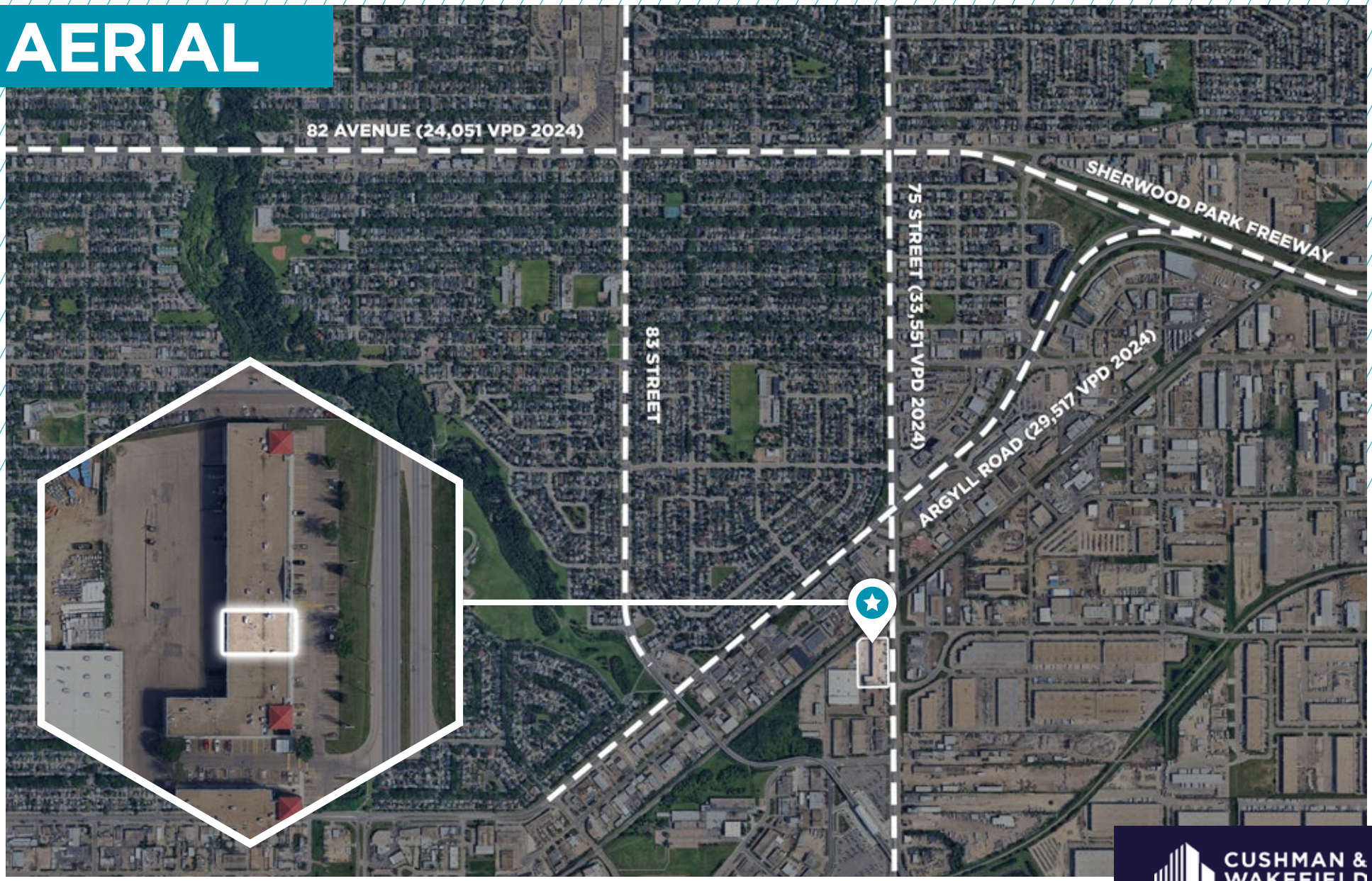




FLOOR PLAN



AERIAL



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