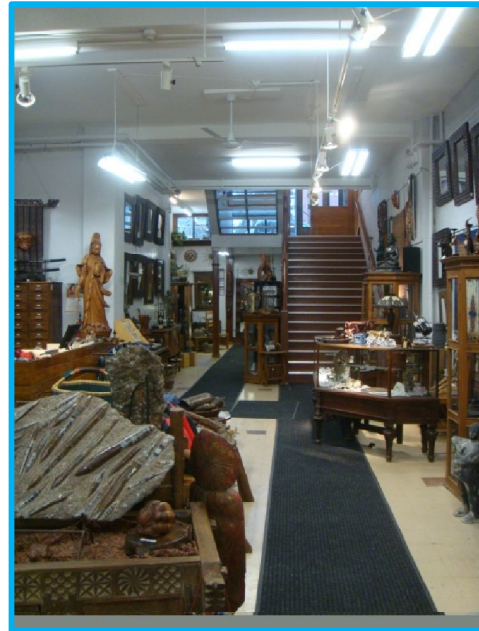




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RETAIL/COMMERCIAL LEASE in historical Downtown 10129B – 104 Street (Lower Level) Edmonton, Alberta



- Lease Space:** 2,500 sq. ft. (more or less)
- Net Lease Rate:** \$18.00 per square foot
- Operating Costs:** \$7.00 per square foot, estimated for 2010 (includes all utilities, operating costs and common area costs)
- Occupancy:** Almost immediate
- Lease Term:** Three to Five Years, plus Renewal Option
- Features:** 100 year old heritage building
13' high open ceiling
Double-wide staircase from 104 Street plus back loading entrance
Natural light from windows
Shared washroom
In heart of 104 Street Farmer's Market
- Zoning:** HA (Heritage)

**For further information and to view property call Liam Whalen 780-940-7296
Nora Lizotte 780-499-9001**