



Zoning:	Business Employment (BE)
Available Space:	4,096 sq. ft.
Estimated Op. Costs (2026):	\$6.45/sq.ft.
Rental Rate:	\$9.00/sq.ft. Net

For more information, please contact:

New Ave Property Management Corp.

Mike Lachman, Associate, Property Manager

Email: mike@newavepmc.ca





Cell: 780 - 554 - 8547

Truda Lachman, Broker

Email: truda@newavepmc.ca

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Property Highlights

-  Great access to 170 St., Yellowhead Trail, and Stony Plain Road.
-  High warehouse ceiling
-  Grade-level overhead door
-  Flexible zoning offers opportunities for various businesses in a high-traffic, accessible area.

ADDITIONAL INFORMATION

Plaza 169
10552 169 Street
Edmonton, AB T5P 3X6

Legal Address : 1844TR Block 2 Lot 9

Municipal Address : 10552 169 Street

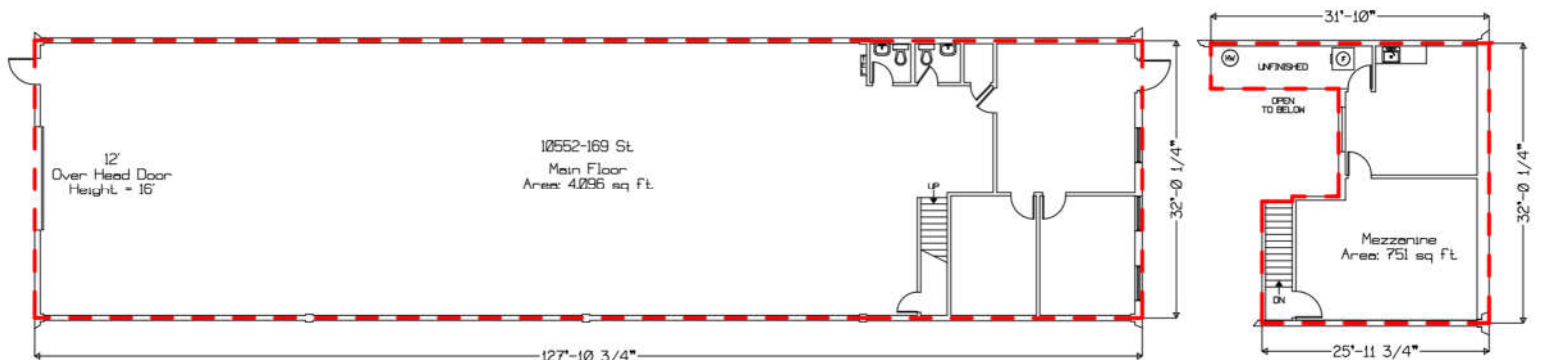
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Availability : May 1, 2026



CONTACT US



Mike Lachman, Associate, Property Manager

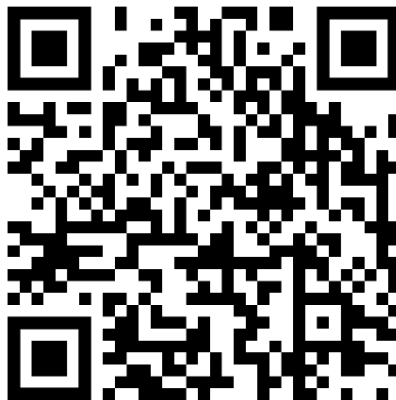
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