



Zoning:	Business Employment (BE)
Available Space:	2,800 sq. ft.
Estimated Op. Costs (2025):	\$8.25/sq.ft.
Rental Rate:	\$12.00/sq.ft. Net

For more information, please contact:

New Ave Property Management Corp.

Mike Lachman, Associate, Property Manager

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Cell: 780 – 554 – 8547

Truda Lachman, Broker

Email: truda@newavepmc.ca

Cell: 780 – 777 – 3973

Property Highlights



High visibility from 170 Street



Great access to 170 St., Yellowhead Trail, and Stony Plain Road.



Grade-level overhead door



Flexible zoning offers opportunities for various businesses in a high-traffic, accessible area.

ADDITIONAL INFORMATION

Plaza 170
10627 170 Street
Edmonton, AB T5P 4W2

Legal Address : 1844TR Block 2 Lot 10

Municipal Address : 10627 170 Street

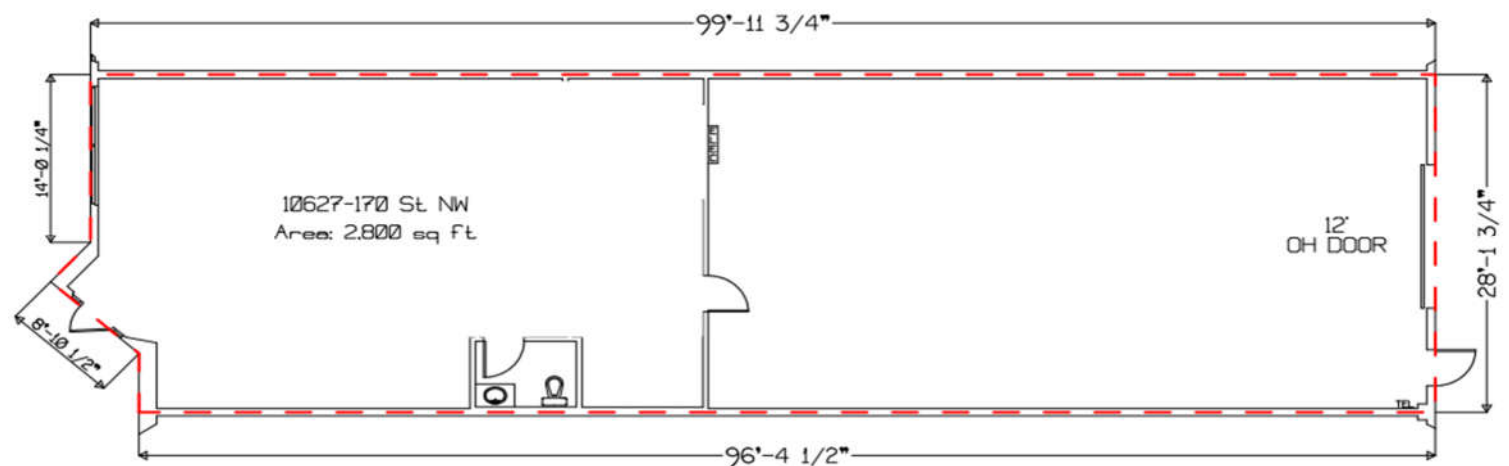
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Availability : Immediate



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