

<b>Zoning:</b>	Mixed Use (MU)
<b>Available Space:</b>	1,033 sq.ft.
<b>Estimated Op. Costs (2026):</b>	\$18.88/sq.ft.
<b>Rental Rate:</b>	\$27.00/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](mailto:truda@newavepmc.ca)

Cell: 780 - 777 - 3973

**Property Highlights**

-  On-site parking lot.
-  Air Conditioned.
-  High vehicle exposure.
-  Flexible zoning offers opportunities for various businesses in a high-traffic, accessible area.

# ADDITIONAL INFORMATION

**Whyte Mill Square**

**10048 82 Avenue**

**Edmonton, AB T6E 1Z3**

**Legal Address :** 1844TR Block 2 Lot 10

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**Municipal Address :** 10048 82 Avenue

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**Zoning :** Mixed-Use (MU)

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**Available Space :** 1,033/sq.ft.

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**Rental Rate :** \$27.00/sq.ft. NET

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**Op. Cost Estimate (2025):** \$18.88/sq.ft.

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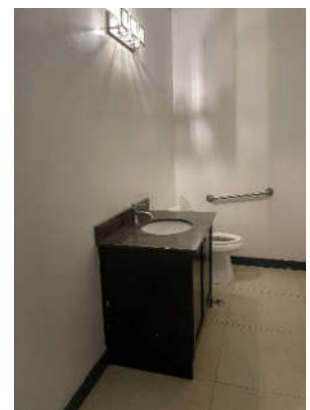
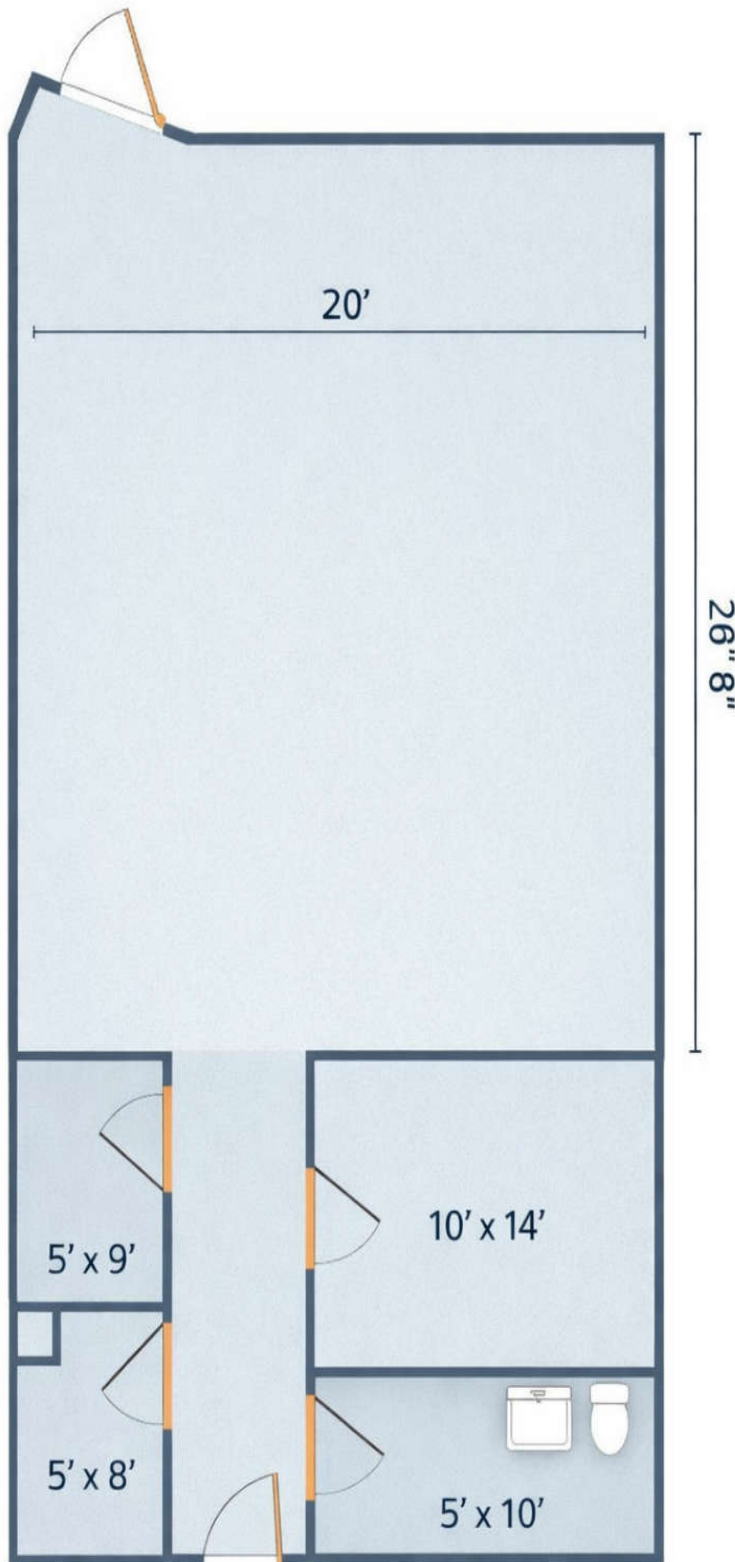
**Availability :** Immediate

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# ADDITIONAL INFORMATION

**Whyte Mill Square**  
10048 82 Avenue  
Edmonton, AB T6E 1Z3



**"All measurements and visuals are approximate and for illustrative purposes only. Interested parties should verify independently."**

# CONTACT US



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